



## Edmonton Alberta

\$269,900

Are you ready for this fabulous second-floor condo in Ambleside's premier complex? This spacious home offers 2 bedrooms, 2 baths, and upgrades throughout, including premium laminate flooring, renovated kitchen with the original 2-tiered island converted into a stunning flat 9-foot island with undercabinet lighting, updated stainless steel appliances (2020), and a new washer & dryer (2021). With 9-foot ceilings, an A/C system with two wall ventilation fans + ceiling fans in both bedrooms, comfort is built right in. You'll love the heated underground parking with storage conveniently located by the elevators, plus a NW-facing balcony with views & mature trees. Condo fees of just \$435/month include heat and water, while the building offers incredible amenities: 2 guest suites, 2 gyms, and a social lounge with kitchen and pool table. Pet-friendly (2 max, under 14"), and ideally located across from the Currents of Windermere with endless shops, restaurants, and walking paths right out your door! (id:6769)

Bedroom 3 Measurements not available

Living room 5.87 m X 4.13 m

Dining room 4.12 m X 3.04 m

Kitchen 3.06 m X 2.91 m

Primary Bedroom 3.54 m X 3.41 m

Bedroom 2 3.66 m X 3.44 m

Laundry room Measurements not available

Listing Presented By:



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RE/MAX Elite

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