

# \$359,900 - #105 2612 109 St Nw, Edmonton

MLS® #E4449131

## \$359,900

2 Bedroom, 2.00 Bathroom, 1,002 sqft

Single Family on 0.02 Acres

Ermineskin, Edmonton, Alberta

MODERN LUXURY 2 BED 2 BATH CONDO WITH 2 TITLED UNDERGROUND PARKING STALLS & TITLED STORAGE UNIT! STEPS TO CENTURY PARK LRT! This upgraded main floor unit boasts massive windows, loads of natural light, gas range, granite counter tops, stainless steel appliances, modern finishes, open concept, 9 ft ceilings, 2 large bedrooms, 2 full bathrooms (including a 5pc spa like ensuite with soaker tub), in-suite laundry, AND AN OVER 900SQFT PATIO! This is truly a one of a kind unit! It's not often you can grow a garden, entertain, and bbq on the patio of your very own condo! This is a solid CONCRETE CONSTRUCTION building that has many amenities including an exercise room! This LOCATION is perfect unit for easy access to all amenities and easy commute to downtown, U of A or any of the LRT stops! ALL UTILITIES, INTERNET and AMENITIES INCLUDED WITHIN THE CONDO FEE! (id:6289)

Built in 2009

## Essential Information

|                |           |
|----------------|-----------|
| Listing #      | E4449131  |
| Price          | \$359,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Square Footage | 1,002     |
| Acres          | 0.02      |



|            |                    |
|------------|--------------------|
| Year Built | 2009               |
| Type       | Single Family      |
| Sub-Type   | Condominium/Strata |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | #105 2612 109 St Nw |
| Subdivision | Ermineskin          |
| City        | Edmonton            |
| Province    | Alberta             |
| Postal Code | T6J3T1              |

### Amenities

|           |                                                  |
|-----------|--------------------------------------------------|
| Amenities | Public Transit, Schools, Shopping, Ceiling - 9ft |
| Features  | No Animal Home, No Smoking Home                  |
| Parking   | Heated Garage, Underground                       |

### Interior

|            |                                                                                                     |
|------------|-----------------------------------------------------------------------------------------------------|
| Appliances | Dishwasher, Hood Fan, Oven - Built-In, Microwave, Refrigerator, Washer/Dryer Stack-Up, Gas stove(s) |
| Heating    | Coil Fan                                                                                            |
| Fireplace  | Yes                                                                                                 |
| Fireplaces | Electric                                                                                            |

### Listing Details

|                |                     |
|----------------|---------------------|
| Listing Office | MaxWell Progressive |
|----------------|---------------------|



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