

Courtesy Of Khal Moustarah Of MaxWell Progressive

## **\$199,000 - 205 9523 160 Avenue, Edmonton**

MLS® #E4423371

**\$199,000**

2 Bedroom, 2.00 Bathroom, 789 sqft  
Condo / Townhouse on 0.00 Acres

Eaux Claires, Edmonton, AB

Wonderfully located within a 1 minute walk to grocery stores, coffee shops, restaurants, gas stations, schools, sports fields, public transportation and a short drive to the Henday! Your new home is by far one of the brightest and spacious in the entire complex featuring an exquisite open concept design, large windows for natural sunlight and tastefully chosen finishes throughout to maximize brightness. Upon entering, you'll be greeted by a beautiful kitchen w/ a full set of stainless steel appliances, classy espresso cabinets and sleek quartz countertops. Your home also includes a trendy dining area that opens up to a massive living room for lounging and entertaining! Your master bedroom includes an enormous walk through closet leading to a luxurious 4 pc ensuite with a shower/tub combo. This elegant unit also includes a second bedroom located across from the ensuite for maximum privacy! Your home is complete with another classy 4 pc bathroom, ensuite laundry, titled parking, and a balcony w/ a gas line!

Built in 2014

### **Essential Information**

MLS® #	E4423371
Price	\$199,000



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	789
Acres	0.00
Year Built	2014
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	205 9523 160 Avenue
Area	Edmonton
Subdivision	Eaux Claires
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0N1

### **Amenities**

Amenities	Closet Organizers, Parking-Visitor
Parking	Stall

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Hot Water, In Floor Heat System, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Fiberglass
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	February 28th, 2025
Days on Market	14
Zoning	Zone 28
Condo Fee	\$416

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on March 14th, 2025 at 6:17am MDT