

\$255,000 - 308 2755 109 Street, Edmonton

MLS® #E4434417

\$255,000

1 Bedroom, 1.00 Bathroom, 644 sqft

Condo / Townhouse on 0.00 Acres

Ermineskin, Edmonton, AB

This attractive East facing one bed, one bath has amazing features inside & out. With brand new vinyl flooring & fresh paint throughout, quartz counters, stainless steel appliances, under-cabinet lighting, eat up bar & balcony w/ natural gas connection. Open concept layout provides natural light through the whole unit & offers plenty of space for your furniture.

Bedroom has large windows that look out onto Ermineskin Park & can accommodate a full bed set. The 3 pc bathroom has a large easy access walk-in shower plus heated tile floors. Full size washer & dryer are in the mechanical room w/ extra built in storage space. Other added features are the central A/C & underground parking stall. This building has so many unique amenities such as the "Mosaic Cove" social room that hosts movie nights, many games & activities throughout the week, exercise classes & coffee socials. Heritage Market Grill" is another special feature for easy dining. The building also has a guest suite, hair salon, car wash & workshop.

Built in 2016

Essential Information

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Price \$255,000



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	644
Acres	0.00
Year Built	2016
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

Community Information

Address	308 2755 109 Street
Area	Edmonton
Subdivision	Ermineskin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 5S4

Amenities

Amenities	Air Conditioner, Assisted Living, Car Wash, Detectors Smoke, Exercise Room, Gazebo, Guest Suite, Intercom, No Smoking Home, Parking-Visitor, Social Rooms, Sprinkler System-Fire, Storage Cage
Parking Spaces	1
Parking	Heated, Single Indoor, Underground

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Heat Pump, Combination
# of Stories	15
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Concrete, Stucco
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Exterior Features	Airport Nearby, Backs Onto Park/Trees, Golf Nearby, Low Maintenance Landscape, Picnic Area, Playground Nearby, Public Transportation, Shopping Nearby
Roof	EPDM Membrane
Construction	Concrete, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 3rd, 2025
Days on Market	44
Zoning	Zone 16
Condo Fee	\$329

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