

## \$174,999 - 216 105 Ambleside Drive, Edmonton

MLS® #E4429907

**\$174,999**

1 Bedroom, 1.00 Bathroom, 635 sqft

Condo / Townhouse on 0.00 Acres

Ambleside, Edmonton, AB

Meticulously maintained, one-bedroom, one-bathroom suite, complete with an oversized, heated underground parking stall. Enjoy the west-facing balcony—ideal for soaking up the evening sun while BBQing. The kitchen has been thoughtfully upgraded with brand new, soft-close cabinetry providing ample storage, complemented by new countertops and tile backsplash. This exceptional property features a low condominium fee that includes heat and water utilities, along with access to an exercise room conveniently located on the main floor. The bedroom is spaciouly designed to comfortably accommodate a king-sized bed and includes a walk-through closet with custom wooden shelving, seamlessly connecting to a modern four-piece ensuite bathroom. Additional conveniences include in-suite laundry and a wonderful location just steps from the vibrant shops at Windermere. Available for immediate occupancy, this pet-friendly building offers a great opportunity to enjoy sophisticated, low-maintenance living in a prime setting.

Built in 2009

### Essential Information

MLS® # E4429907

Price \$174,999



|                |                        |
|----------------|------------------------|
| Bedrooms       | 1                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 635                    |
| Acres          | 0.00                   |
| Year Built     | 2009                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 216 105 Ambleside Drive |
| Area        | Edmonton                |
| Subdivision | Ambleside               |
| City        | Edmonton                |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T6W 0J4                 |

### Amenities

|           |   |
|-----------|---|
| Amenities | Closet Organizers, Detectors Smoke, Parking-Visitor, Secured Parking, Vinyl Windows, Natural Gas BBQ Hookup |
| Parking   | Heated, Parkade, Underground  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Baseboard, Natural Gas  |
| # of Stories      | 4   |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Golf Nearby, Landscaped, Public Transportation, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 9th, 2025 |
| Days on Market | 21              |
| Zoning         | Zone 56         |
| Condo Fee      | \$403           |

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Listing information last updated on April 30th, 2025 at 3:47am MDT