

## \$235,000 - 335 2503 Hanna Crescent, Edmonton

MLS® #E4442479

**\$235,000**

2 Bedroom, 2.00 Bathroom, 966 sqft

Condo / Townhouse on 0.00 Acres

Haddow, Edmonton, AB

Style. Space. Sophistication. This impeccably maintained top floor 2 bed/2 bath condo is a rare gem that blends warmth and elegance, with everyday functionality. Soaring 10 ft ceilings and rich wood floors set the tone, while open-concept layout allows for seamless enjoyment. The sleek kitchen cabinets shine with stainless steel appliances, an eat-up bar, and flows seamlessly into the living area, anchored by a cozy gas fireplace. Retreat to the spacious primary suite with plenty of closet space (w/glass sliding doors) and a private ensuite (w/step in shower). Enjoy the comfort of central A/C, in-suite laundry, and lots of storage room and closet organizers! The perks donâ€™t stop at your door... Also included are: two parking stalls (underground + surface), an underground storage locker, large fitness room, a guest suite, social lounge, an event room, private theater room, and even a car wash! Clean, quiet, move-in ready...You're really going to love this one! Condo fee's are \$535/mth

Built in 2006

### Essential Information

MLS® # E4442479

Price \$235,000

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	966
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	335 2503 Hanna Crescent
Area	Edmonton
Subdivision	Haddow
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0H1

### **Amenities**

Amenities	Air Conditioner, Car Wash, Ceiling 9 ft., Exercise Room, Guest Suite, Parking-Visitor, Recreation Room/Centre, Secured Parking, Social Rooms
Parking Spaces	2
Parking	Stall, Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Hot Water, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 14th, 2025
Days on Market	3
Zoning	Zone 14
Condo Fee	\$535

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 June 17th, 2025 at 11:02am MDT