

## \$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	22
Zoning	Zone 56
Condo Fee	\$403

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