

Courtesy Of Christy M Cantera Of Real Broker

\$299,900 - 119 1031 173 Street, Edmonton

MLS® #E4445763

\$299,900

2 Bedroom, 2.00 Bathroom, 1,036 sqft
Condo / Townhouse on 0.00 Acres

Windermere, Edmonton, AB

Essence of Windermere welcomes you with this awesome 2-bedroom, 2 FULL bathroom FORMER show-home suite, boasting your own PRIVATE patio to enjoy & entertain outdoors! Located on the main floor with heated flooring & reasonable condo fees that INCLUDES heat & water, PLUS TITLED STORAGE & UNDERGROUND PARKING STALL in heated garage w/visitor parking available. Ideally located with all amenities close by, shopping, restaurants, coffee shops, transit & more. Spacious design for comfort living in 18+ complex, boasting in-suite laundry & ample storage. Welcoming foyer transitions to open concept great room with abundance of natural light. Kitchen showcases rich cabinetry, stainless steel appliances, mosaic tile backsplash, pantry & granite countertops with eat-on peninsula. Owners' suite is tucked away for added privacy & features WIC with exclusive 3pc ensuite. Great opportunity for 1st time buyers & investors alike! Stop renting! Ownership is achievable in this highly sought after complex. MUST SEE!

Built in 2014

Essential Information

MLS® # E4445763

Price \$299,900



| | |
|----------------|------------------------|
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,036 |
| Acres | 0.00 |
| Year Built | 2014 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 119 1031 173 Street |
| Area | Edmonton |
| Subdivision | Windermere |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 3E4 |

Amenities

| | |
|-----------|---|
| Amenities | Detectors Smoke, Parking-Visitor, Patio, Security Door, Social Rooms, Storage-Locker Room, Television Connection, See Remarks, Storage Cage |
| Parking | Heated, Parkade, Underground, See Remarks |

Interior

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

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stone, Stucco |
| Exterior Features | Airport Nearby, Flat Site, Golf Nearby, Landscaped, Low Maintenance |

Landscape, Picnic Area, Playground Nearby, Public Swimming Pool,
Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles
Construction Wood, Stone, Stucco
Foundation Concrete Perimeter

School Information

Elementary CONSTABLE DANIEL WOODALL
Middle RIVERBEND SCHOOL 7-9
High LILLIAN OSBORNE 10-12

Additional Information

Date Listed July 4th, 2025
Days on Market 48
Zoning Zone 56
Condo Fee \$486

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Listing information last updated on August 21st, 2025 at 9:17am MDT