

# \$310,000 - 210 9927 79 Avenue, Edmonton

MLS® #E4429611

**\$310,000**

2 Bedroom, 2.00 Bathroom, 1,037 sqft

Condo / Townhouse on 0.00 Acres

Ritchie, Edmonton, AB

Newer and Trendy "Solstice Off Whyte" condo in Ritchie offers a luxurious suite on the 2nd floor. This open concept plan is great for entertaining! The living room has large bay windows & lots of filtered natural light. The kitchen island seats 4. Interior colours are classic neutral and in pristine condition. Hunter Douglas blinds are included. The large laundry room has ample storage space and a hanging rack. Mature flowering trees outside provide privacy and natural beauty. The south facing patio doors lead to a large balcony area (good depth), complete with gas line for BBQ and lots of space for relaxing and enjoying the weather. Close to all amenities, restaurants/coffee shops, University of Alberta, Old Strathcona Farmer's Market, shopping and entertainment. Pets subject to board approval. This 2 bed/ 2 bath (1,036.57 Sq Ft) unit includes 2 titled parking stalls (#45, #57) and 1 titled storage cage adjoining stall #57. Heated, secured basement parkade.

Built in 2007

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4429611  |
| Price     | \$310,000 |
| Bedrooms  | 2         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 1,037                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 210 9927 79 Avenue |
| Area        | Edmonton           |
| Subdivision | Ritchie            |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6E 1R3            |

### Amenities

|           |  |
|-----------|--|
| Amenities | On Street Parking, Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Hot Water Natural Gas, No Smoking Home, Party Room, Secured Parking, Security Door, Sprinkler System-Fire, Storage-In-Suite, Vaulted Ceiling, Vinyl Windows, Storage Cage, Natural Gas BBQ Hookup |
| Parking   | Heated, Parkade, Underground   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Intercom, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Baseboard, Water   |
| # of Stories      | 3  |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | See Remarks  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Flat Site, Landscaped, Level Land, No Back Lane, No Through Road, Public Transportation, Schools, Shopping Nearby |

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

**School Information**

|            |                     |
|------------|---------------------|
| Elementary | Millcreek School    |
| Middle     | Ritchie Junior High |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 6th, 2025 |
| Days on Market | 25              |
| Zoning         | Zone 17         |
| Condo Fee      | \$595           |

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Listing information last updated on May 1st, 2025 at 12:17am MDT