# \$197,777 - 1070 Mcconachie Boulevard, Edmonton

MLS® #E4442447

#### \$197,777

2 Bedroom, 2.00 Bathroom, 934 sqft Condo / Townhouse on 0.00 Acres

McConachie Area, Edmonton, AB

**GREAT VALUE for First Time** Buyers/Investors!...This FRESHLY PAINTED Big & Bright West facing 2Bed + DEN, 2Full Baths and 2 PARKING STALL unit offers an open concept Kitchen/Living room, AIR CONDITIONING and over 930sqft. Additional Highlights include Espresso Wood Shaker soft close cabinets and drawers, Granite countertops with Breakfast Bar Peninsula Island and upgraded Glass Tile backsplash. Adding even more value, is the view of the Greenspace (with walking path) from your Balcony, the Stainless Steel Kitchen appliances, insuite Laundry/Storage room, Underground Heated Parking and additional Surface stall. Close proximity to schools, shopping, restaurants, public transit and easy access to the Anthony Henday ensures a sound investment...REWARD YOURSELF TODAY!

Built in 2013

#### **Essential Information**

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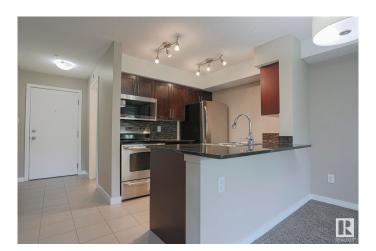
Price \$197,777

Bedrooms 2

Bathrooms 2.00

Full Baths 2

Square Footage 934







Acres 0.00 Year Built 2013

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

## **Community Information**

Address 1070 Mcconachie Boulevard

Area Edmonton

Subdivision McConachie Area

City Edmonton
County ALBERTA

Province AB

Postal Code T5Y 0X1

#### **Amenities**

Amenities On Street Parking, Air Conditioner, Intercom, No Animal Home, No

Smoking Home, Parking-Plug-Ins, Parking-Visitor, Secured Parking, Security Door, Sprinkler System-Fire, Storage-In-Suite, Vinyl Windows

Parking Spaces 2

Parking Heated, Stall, Underground

#### Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood

Fan, Refrigerator, Stove-Electric, Washer, Window Coverings

Heating Baseboard, Natural Gas

# of Stories 4
Stories 4

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Stone, Vinyl

Exterior Features Backs Onto Park/Trees, Golf Nearby, Landscaped, Playground Nearby,

Public Swimming Pool, 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 1

Zoning Zone 03

Condo Fee \$541

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Listing information last updated on June 15th, 2025 at 12:17pm MDT