

\$329,900 - 201 7839 96 Street, Edmonton

MLS® #E4427291

\$329,900

2 Bedroom, 2.00 Bathroom, 1,019 sqft

Condo / Townhouse on 0.00 Acres

Ritchie, Edmonton, AB

INCREDIBLE LOCATION in Ritchie - Welcome to Creek Side! Views of the Mill Creek Ravine - east & north facing covered patio. With just over 1018sqft of living space - 2 bedrooms - 2 bathrooms - large storage - 1 underground parking stall - this well-maintained condo that feels like a complete home! Entering the condo you will love the open concept feeling. The spacious kitchen has ample cabinet, counter space & large dining area. Open to the kitchen is the living room with floor to ceiling windows & gas fireplace. Step outside through the patio doors & fall in love with the view! Back inside the primary bedroom is a great size with double closets & a 4-piece ensuite. The 2nd bedroom is a great size with large windows as well to enjoy the view. A large storage/laundry room & 3-piece 2nd bathroom & underground parking stall complete this amazing condo. Close to all amenities, river valley walking trails & new shopping & cafes! The condo has had many updates throughout the years inside & out.

Built in 1999

Essential Information

MLS® # E4427291

Price \$329,900

Bedrooms 2



| | |
|----------------|------------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,019 |
| Acres | 0.00 |
| Year Built | 1999 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 201 7839 96 Street |
| Area | Edmonton |
| Subdivision | Ritchie |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6C 4R4 |

Amenities

| | |
|----------------|---|
| Amenities | Exercise Room, Gazebo, Guest Suite, Intercom, Secured Parking, Social Rooms |
| Parking Spaces | 1 |
| Parking | Heated, Single Indoor, Stall, Underground |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel, Tile Surround |
| # of Stories | 5 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|----------|-----------------------------------|
| Exterior | Wood, Stucco, Hardie Board Siding |
|----------|-----------------------------------|

| | |
|-------------------|--|
| Exterior Features | Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco, Hardie Board Siding |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|-------------------|
| Elementary | Hazeldean School |
| Middle | Allendale School |
| High | Strathcona School |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 25th, 2025 |
| Days on Market | 83 |
| Zoning | Zone 17 |
| Condo Fee | \$576 |

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 16th, 2025 at 8:17pm MDT