

\$255,000 - 308 2755 109 Street, Edmonton

MLS® #E4434417

\$255,000

1 Bedroom, 1.00 Bathroom, 644 sqft

Condo / Townhouse on 0.00 Acres

Ermineskin, Edmonton, AB

This attractive East facing one bed, one bath has amazing features inside & out. With brand new vinyl flooring & fresh paint throughout, quartz counters, stainless steel appliances, under-cabinet lighting, eat up bar & balcony w/ natural gas connection. Open concept layout provides natural light through the whole unit & offers plenty of space for your furniture.

Bedroom has large windows that look out onto Ermineskin Park & can accommodate a full bed set. The 3 pc bathroom has a large easy access walk-in shower plus heated tile floors. Full size washer & dryer are in the mechanical room w/ extra built in storage space. Other added features are the central A/C & underground parking stall. This building has so many unique amenities such as the "Mosaic Cove" social room that hosts movie nights, many games & activities throughout the week, exercise classes & coffee socials. Heritage Market Grill" is another special feature for easy dining. The building also has a guest suite, hair salon, car wash & workshop.

Built in 2016

Essential Information

MLS® # E4434417

Price \$255,000



| | |
|----------------|------------------------|
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 644 |
| Acres | 0.00 |
| Year Built | 2016 |
| Type | Condo / Townhouse |
| Sub-Type | Apartment High Rise |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 308 2755 109 Street |
| Area | Edmonton |
| Subdivision | Ermineskin |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6J 5S4 |

Amenities

| | |
|----------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Assisted Living, Car Wash, Detectors Smoke, Exercise Room, Gazebo, Guest Suite, Intercom, No Smoking Home, Parking-Visitor, Social Rooms, Sprinkler System-Fire, Storage Cage |
| Parking Spaces | 1 |
| Parking | Heated, Single Indoor, Underground |

Interior

| | |
|--------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Heat Pump, Combination |
| # of Stories | 15 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|----------|------------------|
| Exterior | Concrete, Stucco |
|----------|------------------|

| | |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Airport Nearby, Backs Onto Park/Trees, Golf Nearby, Low Maintenance Landscape, Picnic Area, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof | EPDM Membrane |
| Construction | Concrete, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 3rd, 2025 |
| Days on Market | 45 |
| Zoning | Zone 16 |
| Condo Fee | \$329 |

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Listing information last updated on June 17th, 2025 at 4:17pm MDT