# \$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

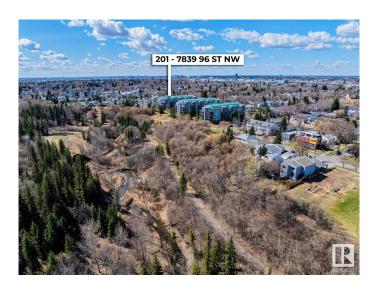
INCREDIBLE LOCATION in Ritchie -Welcome to Creek Side! Views of the Mill Creek Ravine - east & north facing covered patio. With just over 1018sqft of living space -2 bedrooms - 2 bathrooms - large storage - 1 underground parking stall â€" this well-maintained condo that feels like a complete home! Entering 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 55

Zoning Zone 17

Condo Fee \$576

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Listing information last updated on May 19th, 2025 at 8:02am MDT