

# \$174,900 - 530 Hooke Road, Edmonton

MLS® #E4435846

**\$174,900**

1 Bedroom, 1.00 Bathroom, 893 sqft  
Condo / Townhouse on 0.00 Acres

Canon Ridge, Edmonton, AB

Discover comfort, style, and convenience in this beautifully designed one-bedroom + den condo, ideally situated overlooking the Ravine and Hermitage Park. The open-concept layout creates a bright, spacious living area perfect for both relaxing evenings and entertaining guests. The versatile den can be used as extra guest space, a home office, or a peaceful retreat. Enjoy the convenience of in-suite laundry and modern finishes throughout. This well-maintained 18+ building offers a range of amenities, including a fully equipped fitness centre, an underground car wash, and a recreation/social room—ideal for gatherings or hobbies. With walking and biking trails, scenic parkland, and endless outdoor activities right outside your door, this location is perfect for nature lovers and those with an active lifestyle.

Built in 2004

## Essential Information

MLS® #	E4435846
Price	\$174,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	893
Acres	0.00



Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	530 Hooke Road
Area	Edmonton
Subdivision	Canon Ridge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 5J5

### **Amenities**

Amenities	Air Conditioner, Car Wash, Exercise Room, Parking-Visitor, Sauna; Swirlpool; Steam, Security Door, Social Rooms, See Remarks
Parking	Stall

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Backs Onto Park/Trees, Environmental Reserve, Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Private Setting, Public Transportation, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	May 11th, 2025
Days on Market	35
Zoning	Zone 35
Condo Fee	\$535

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