# \$189,000 - 315 5125 Riverbend Road, Edmonton

MLS® #E4416116

### \$189,000

2 Bedroom, 2.00 Bathroom, 1,089 sqft Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

Prime RIVERBEND location. Third floor suite offers 2 bedrooms and 2 full baths. 1089 sq ft. Gallery kitchen leads to dining area, GIGANTIC living room and a HUGE patio, perfect for BBQs for friends and family. Spacious primary bedroom boasts a 3pc ensuite and lots of closet space. Ample sized second bedroom, 4pc main bathroom and plenty of storage. Covered/energized stall included. Laundry on each floor. Amenities include SWIMMING POOL/HOT TUB/SAUNAS, guest suites and social room. Excellent location across from Riverbend Junior High School and Brander Gardens School. Whitemud drive is easily accessible off 53rd ave. Close to U of A. Nearby parks/playgrounds, river valley, trails & all amenities. Numerous upgrades, condo fees include heat and water. Come see this condo for yourself!

Built in 1978

#### **Essential Information**

MLS® # E4416116

Price \$189,000

Bedrooms 2

Bathrooms 2.00

Full Baths 2

Square Footage 1,089







Acres 0.00 Year Built 1978

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

## **Community Information**

Address 315 5125 Riverbend Road

Area Edmonton

Subdivision Brander Gardens

City Edmonton
County ALBERTA

Province AB

Postal Code T6H 5K5

#### **Amenities**

Amenities Hot Tub, Intercom, No Animal Home, No Smoking Home,

Parking-Visitor, Party Room, Pool-Indoor, Sauna; Swirlpool; Steam

Parking Single Carport

Has Pool Yes

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Refrigerator, Stove-Electric, Window Coverings

Heating Baseboard, Natural Gas

# of Stories 4
Stories 1

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Stucco

Exterior Features Landscaped, Playground Nearby, Public Transportation, Shopping

Nearby, Ski Hill Nearby

Roof Tar & T

Construction Wood, Stucco

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed December 15th, 2024

Days on Market 317

Zoning Zone 14

Condo Fee \$563

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