

Courtesy Of Coral Hazel and Ken Kunkel Of Park Realty

## \$199,900 - 214 1070 McConachie Boulevard, Edmonton

MLS® #E4423553

**\$199,900**

2 Bedroom, 2.00 Bathroom, 887 sqft

Condo / Townhouse on 0.00 Acres

McConachie Area, Edmonton, AB

Gorgeous 2 bedroom, 2 bathroom, PLUS DEN. There is plenty of space in this home! Upgraded kitchen with sleek granite countertops and beautiful wood shaker cabinetry. The open concept floor plan leads you into the bright and spacious living room. The primary bedroom features a sizeable walk-through closet and private 4-piece ensuite. The second bedroom is conveniently located on the opposite side of the unit for optimal privacy. One of a kind Nature View from the generous sized covered Patio. This home comes with 2 Parking, TITLED HEATED UNDERGROUND Parking and an ADDITIONAL surface parking stall. Enjoy the convenience of In-Suite laundry. Located in a wonderful area next to walking trails and close to shopping and transit.

Built in 2013

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4423553  |
| Price          | \$199,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 887       |
| Acres          | 0.00      |
| Year Built     | 2013      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 214 1070 Mcconachie Boulevard |
| Area        | Edmonton                      |
| Subdivision | McConachie Area               |
| City        | Edmonton                      |
| County      | ALBERTA                       |
| Province    | AB                            |
| Postal Code | T5Y 0X1                       |

### Amenities

|           |  |
|-----------|--|
| Amenities | Off Street Parking, On Street Parking, Parking-Visitor, Patio, Secured Parking, Security Door, See Remarks |
| Parking   | Stall, Underground, See Remarks  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric |
| Heating           | Baseboard, Water  |
| # of Stories      | 4   |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Brick, Vinyl  |
| Exterior Features | Backs Onto Park/Trees, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Brick, Vinyl  |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | March 1st, 2025 |
| Days on Market | 49              |

|           |         |
|-----------|---------|
| Zoning    | Zone 03 |
| Condo Fee | \$502   |

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Listing information last updated on April 19th, 2025 at 4:47am MDT