\$874,702 - 310 7471 May Common, Edmonton

MLS® #E4421952

\$874,702

2 Bedroom, 2.00 Bathroom, 1,884 sqft Condo / Townhouse on 0.00 Acres

Magrath Heights, Edmonton, AB

OVER A \$100,000 IN UPGRADES...RAVINE FACING!...ALMOST 2000 Sq Ft... 4 PARKING STALLS! (3 UNDERGROUND) ...AWARD WINNING EDGE AT LARCH PARK!....9' CEILINGS... HIGH END AMENITIES: games room, art/craft studio, gym, YOGA STUDIO, chef kitchen/lounge, DOG GROOMING/WASH ROOM, bicycle storage room, fire pit and ROOF TOP PATIO access! ~!WELCOME HOME!~ YOU won't believe how upgraded this unit is, from powered blinds, customs cabinets & MORE...Huge entry, one of a kind den/flexspace w/windows overlooking open concept space. Gorgeous vinyl plank flooring and quartz countertops throughout. GOURMET KITCHEN has gas cooktop, wall oven, tall pantries, gorgeous custom hood and huge island - great for entertaining! SPA ENSUITE off the primary bedroom leads to a huge custom walk in closet, the 2nd bedroom also has a walk in closet w/custom organizers. LET'S NOT FORGET THE LARGE PATIO, AND LIFESTYLE THAT GOES WITH IT! CENTRAL AIR CONDITIONING! MASSIVE STORAGE CAGE.

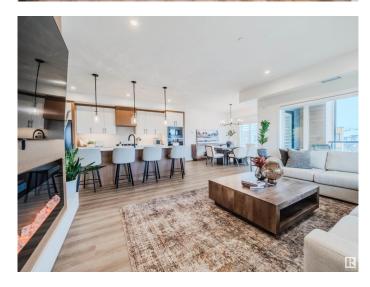
Built in 2024

Essential Information

MLS® # E4421952 Price \$874,702







Bedrooms 2

Bathrooms 2.00

Full Baths 2

Square Footage 1,884

Acres 0.00

Year Built 2024

Type Condo / Townhouse

Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

Community Information

Address 310 7471 May Common

Area Edmonton

Subdivision Magrath Heights

City Edmonton
County ALBERTA

Province AB

Postal Code T6R 0X5

Amenities

Amenities Air Conditioner, Closet Organizers, Deck, Exercise Room, Party Room,

Recreation Room/Centre, Social Rooms, See Remarks

Parking Parkade, Stall, Underground, See Remarks

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Hood Fan, Oven-Built-In, Oven-Microwave,

Refrigerator, Stove-Countertop Gas, Window Coverings

Heating Fan Coil, Natural Gas

Fireplace Yes

Fireplaces See Remarks

of Stories 6
Stories 1

Has Basement Yes

Basement None, No Basement

Exterior

Exterior Wood, Brick, Hardie Board Siding

Exterior Features Backs Onto Park/Trees, Flat Site, Landscaped, Park/Reserve, Public

Transportation, Ravine View, River Valley View, Shopping Nearby, View

City

Roof Flat

Construction Wood, Brick, Hardie Board Siding

Foundation Concrete Perimeter

Additional Information

Date Listed February 18th, 2025

Days on Market 24

Zoning Zone 14

Condo Fee \$669

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Listing information last updated on March 14th, 2025 at 7:47am MDT