# \$269,900 - 203 8730 82 Avenue, Edmonton

MLS® #E4428335

## \$269,900

2 Bedroom, 2.00 Bathroom, 901 sqft Condo / Townhouse on 0.00 Acres

Bonnie Doon, Edmonton, AB

Welcome home to this charming 2 BED/2 BATH unit located in highly desirable BONNIE DOON. Complex is walking distance to almost any amenity one would ever want or need including Bonnie Doon Mall, Medical Facilities, Mill Creek Ravine and the new LRT Valley Line making your daily commute a breeze. The unit offers an open and spacious layout and features NEW PAINT, AIR CONDITIONING, ENGINEERED WOOD FLOORING, and NEUTRAL TONES throughout. KITCHEN offers DARK CABINETRY, STAINLESS STEEL APPLIANCES, GLASS TILE BACKSPLASH, and ISLAND w eating bar perfect for entertaining. The living room is very spacious and offers loads of natural light with its south exposure. Both bedrooms are generous in size and primary offers 4 piece ensuite bath. Bedrooms are also on opposite sides of the unit. In-suite WASHER/DRYER and loads of additional storage space. UNDERGROUND/HEATED PARKING perfect for out long and cold Edmonton winter's. Balcony is covered and offers GAS BBQ hookup and great view overlooking Whyte Avenue.







Built in 2009

#### **Essential Information**

MLS®#

E4428335

Price \$269,900

Bedrooms 2

Bathrooms 2.00

Full Baths 2

Square Footage 901

Acres 0.00

Year Built 2009

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

# **Community Information**

Address 203 8730 82 Avenue

Area Edmonton

Subdivision Bonnie Doon

City Edmonton
County ALBERTA

Province AB

Postal Code T6C 0Z1

#### **Amenities**

Amenities Off Street Parking, Ceiling 9 ft., Parking-Visitor, Patio, Secured Parking,

Security Door, Sprinkler Sys-Underground, Storage-In-Suite

Parking Spaces 1

Parking Heated, Underground

### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator,

Stove-Electric, Washer

Heating Forced Air-1, Heat Pump, Natural Gas

# of Stories 4

Stories 1

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Brick, Stone

Exterior Features Back Lane, Flat Site, Golf Nearby, Low Maintenance Landscape,

Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Brick, Stone

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed March 31st, 2025

Days on Market 4

Zoning Zone 18

Condo Fee \$471

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Listing information last updated on April 4th, 2025 at 8:17am MDT