

Courtesy Of Cathy Nguyen Of Liv Real Estate

## \$250,000 - 319 503 Albany Way, Edmonton

MLS® #E4424254

**\$250,000**

2 Bedroom, 2.00 Bathroom, 847 sqft  
Condo / Townhouse on 0.00 Acres

Albany, Edmonton, AB

Welcome to this turn key 3rd floor 2 bedroom  
+ 2 full bath SOUTH FACING unit!

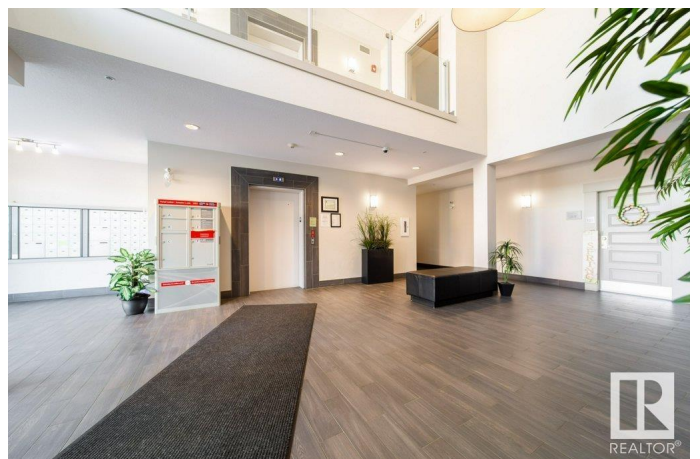
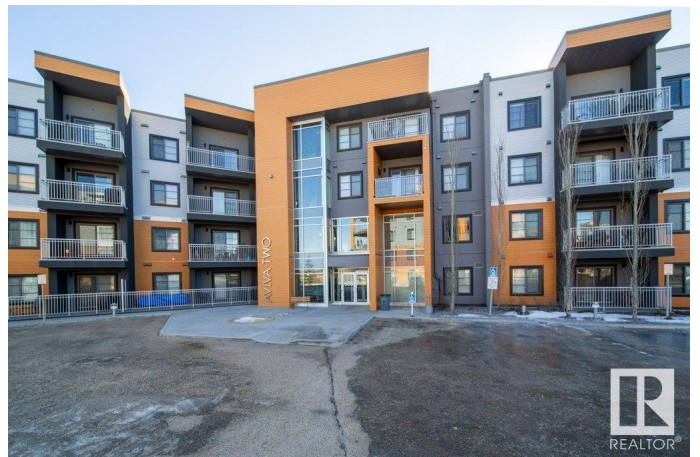
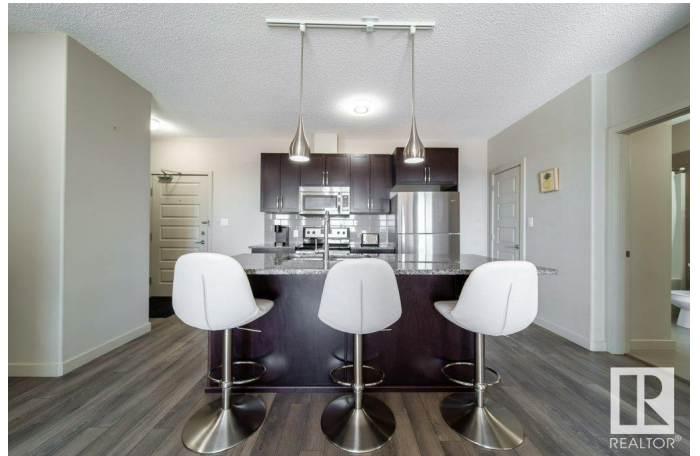
Conveniently located in the heart of Albany,  
with easy access to Anthony Henday, and all  
your amenities off 127 St and 167 Av. The  
suite has plenty of natural light due to large  
south facing windows. Great open concept  
layout, with a well appointed kitchen featuring  
a middle island, granite countertops, pantry,  
tiled backsplash & rich espresso cabinets.  
Laminate flooring throughout the living space  
makes maintenance a breeze! Enjoy BBQing  
year round with your covered patio! Super  
functional layout w/ 2 generous sized  
bedrooms on opposite ends of the suite.

Primary bedroom w/ 3 pc ensuite & walk in  
shower. 2nd bedroom has jacknjill ensuite to a  
4 pc bath! Insuite laundry, heated titled  
underground parking plus a storage cage for  
all your extras! Enjoy the buildings fitness  
room, library, & party/ social room. This is  
perfect for a 1st time homebuyer, investor, or  
anyone wanting stress free living in this well  
maintained complex!

Built in 2016

### Essential Information

MLS® #	E4424254
Price	\$250,000



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	847
Acres	0.00
Year Built	2016
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	319 503 Albany Way
Area	Edmonton
Subdivision	Albany
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0M5

### **Amenities**

Amenities	Exercise Room, No Animal Home, No Smoking Home, Party Room, Social Rooms, Storage Cage
Parking Spaces	1
Parking	Heated, Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Furniture Included, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Metal, Stucco
Exterior Features	Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Metal, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 6th, 2025
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Days on Market	8
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Zoning	Zone 27
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Condo Fee	\$394
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Listing information last updated on March 14th, 2025 at 4:17am MDT