

# \$239,900 - 402 14810 51 Avenue, Edmonton

MLS® #E4422447

**\$239,900**

2 Bedroom, 2.00 Bathroom, 1,360 sqft  
Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

Beautifully upgraded top floor unit with Air Conditioning. Executive style 2 bedroom, 2 bath condo plus a flex room for your home office/den or crafts room. Enjoy the morning sun on the east facing updated covered balcony. Quartz countertops, beautiful tiles, updated cabinetry & newer carpets in this fabulous suite. Huge primary bedroom accommodates a king size bed, with large walk in closet & a beautiful ensuite. The generous sized 2nd bedroom with French doors is currently used as a TV den. Flex room, has custom countertops and built-in cabinets. Enjoy the indoor pool, hot tub & gym. Equipped with 2 underground heated parking stalls. This is a very quiet, well managed building, featuring new roof, new balconies, newer windows, new pool liner. Brand new furnace as well. ALL UTILITIES are covered in the condo fee. Lots of visitor parking available. Located in Brander Gardens SW Edmonton, minutes to Whitemud Freeway.

Built in 1976

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4422447  |
| Price     | \$239,900 |
| Bedrooms  | 2         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 1,360                  |
| Acres          | 0.00                   |
| Year Built     | 1976                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 402 14810 51 Avenue |
| Area        | Edmonton            |
| Subdivision | Brander Gardens     |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6H 5G5             |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | On Street Parking, Air Conditioner, Exercise Room, Hot Tub, No Animal Home, Parking-Visitor, Pool-Indoor, Secured Parking |
| Parking Spaces | 2   |
| Parking        | Double Indoor, Underground  |
| Has Pool       | Yes   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| # of Stories      | 4  |
| Stories           | 4  |
| Has Basement      | Yes  |
| Basement          | None, See Remarks  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick, Stucco                    |
| Exterior Features | Public Transportation, Shopping Nearby |
| Roof              | EPDM Membrane, Tar & Gravel            |

|              |                     |
|--------------|---------------------|
| Construction | Wood, Brick, Stucco |
| Foundation   | Concrete Perimeter  |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 21st, 2025 |
| Days on Market | 44                  |
| Zoning         | Zone 14             |
| Condo Fee      | \$1,234             |

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Listing information last updated on April 6th, 2025 at 7:32am MDT