

Courtesy Of Charity L Sagert Of Century 21 Masters

# \$179,900 - 265 Surrey Gardens Gardens, Edmonton

MLS® #E4426005

**\$179,900**

2 Bedroom, 1.00 Bathroom, 893 sqft  
Condo / Townhouse on 0.00 Acres

Lymburn, Edmonton, AB

Welcome home! Your search is over, this beautiful 2 bedroom condo is move in ready and exudes pride of ownership. Located on the upper level with a charming covered front deck, gas BBQ connection, storage room included, mechanical room, parking just out your front door and plenty of extra guest parking. Some additional features include a wood burning fire place (certified), beautiful light hard wood flooring, kitchen pantry, newer carpets, fresh paint, new hot water tank, well maintained furnace (recently inspected), newer baseboards and washer/dryer. You will love the large primary bedroom with a pass through closet to the spacious washroom which includes plenty of storage. This clean well maintained condominium has newer windows and the roof was replaced in 2013. Minutes away from schools, transit, public library, shopping including West Edmonton Mall and Whitemud for easy commutes! Quick possession available, A MUST SEE!

Built in 1977

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4426005  |
| Price     | \$179,900 |
| Bedrooms  | 2         |
| Bathrooms | 1.00      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 1                 |
| Square Footage | 893               |
| Acres          | 0.00              |
| Year Built     | 1977              |
| Type           | Condo / Townhouse |
| Sub-Type       | Carriage          |
| Style          | Bungalow          |
| Status         | Active            |

### **Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 265 Surrey Gardens Gardens |
| Area        | Edmonton                   |
| Subdivision | Lymburn                    |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T5T 1Z3                    |

### **Amenities**

|           |   |
|-----------|---|
| Amenities | Closet Organizers, Deck, Detectors Smoke, No Smoking Home, Parking-Extra, Parking-Visitor, Natural Gas BBQ Hookup |
| Parking   | Stall   |

### **Interior**

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                |
| Construction      | Wood  |
| Foundation        | Concrete Perimeter                              |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 16th, 2025 |
| Days on Market | 23               |
| Zoning         | Zone 20          |
| Condo Fee      | \$450            |

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Listing information last updated on April 8th, 2025 at 10:47am MDT