# **\$274,900 - 122 320 Ambleside Link Link, Edmonton**

MLS® #E4436083

#### \$274,900

2 Bedroom, 2.00 Bathroom, 1,082 sqft Condo / Townhouse on 0.00 Acres

Ambleside, Edmonton, AB

WOW this GORGEOUS Carrington condo is a must see. Large spacious 2 bedroom + PLUS DEN, 2 bathroom condo located in the Currents of Windermere with tons of upgrades. Condo unit features secure, underground heating parking stall, plus one energized surface parking stall, oversized caged storage unit, 9 foot ceilings, decora-style switches, expanded upper cabinets, oversized patio with natural gas outlet for BBQ and GFCI outlet on patio. The building amenities include Cat5e and cable outlets, front load stackable washer/dryer in suite, 4― baseboards, fully equipped fitness facility, social room with billiards and wet bar, guest suite, and pressurized air conditioned corridors and lobby, elevator service to all floors. Condo has vast improvements as listed below and is the largest unit in the building. Located on first floor of complex. Upgrades include: Dark hardwood floors throughout living and dining room, Quartz countertops in kitchen and bathrooms.



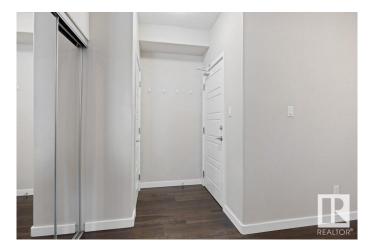
#### **Essential Information**

MLS® # E4436083 Price \$274,900

Bedrooms 2







Bathrooms 2.00 Full Baths 2

Square Footage 1,082 Acres 0.00 Year Built 2014

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

## **Community Information**

Address 122 320 Ambleside Link Link

Area Edmonton
Subdivision Ambleside
City Edmonton
County ALBERTA

Province AB

Postal Code T6W 2Z9

#### **Amenities**

Amenities Ceiling 9 ft., Detectors Smoke, Exercise Room, Exterior Walls- 2"x6",

Intercom, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Patio, Secured Parking, Security Door, Sprinkler

System-Fire, Television Connection

Parking Spaces 2

Parking Heated, Stall, Underground

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, 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, Stucco

Exterior Features Airport Nearby, Golf Nearby, Landscaped, Public Swimming Pool,

Schools, Shopping Nearby

Roof Tar & amp; Gravel

Construction Wood, Stucco

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed May 13th, 2025

Days on Market 40

Zoning Zone 56

HOA Fees 50

HOA Fees Freq. Annually

Condo Fee \$615

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