

\$269,900 - 419 320 Ambleside Link Link, Edmonton

MLS® #E4443314

\$269,900

2 Bedroom, 2.00 Bathroom, 780 sqft

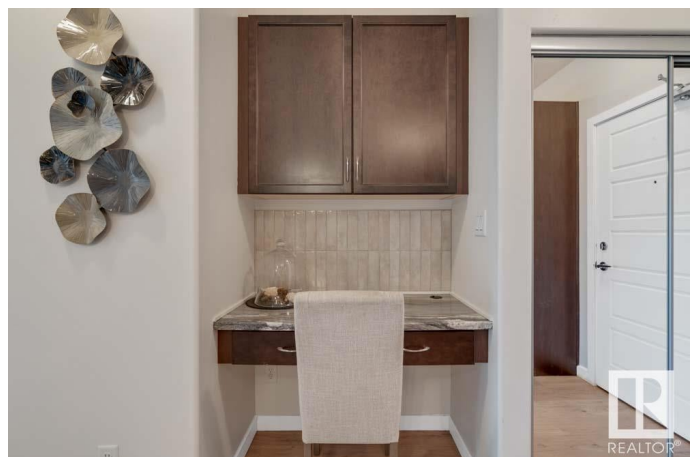
Condo / Townhouse on 0.00 Acres

Ambleside, Edmonton, AB

TOP FLOOR, TWO BEDROOMS, TWO BATHROOMS, AND TWO PARKING STALLS—this well-designed unit in Lâ€™Attitude Studios offers exceptional value in the heart of WINDERMERE. With a smart split-bedroom layout for added privacy, this home features a BRIGHT OPEN-CONCEPT floor plan, 9â€™ CEILINGS, and a spacious kitchen with STAINLESS STEEL APPLIANCES, plenty of cabinetry, a PANTRY, and an EAT-UP BAR that opens into the dining and living areas. The PRIMARY BEDROOM includes a WALK-THROUGH CLOSET and private 3PC ENSUITE, while the second bedroom is next to a full 4PC BATH—perfect for guests or roommates. Enjoy IN-SUITE LAUNDRY, a welcoming FOYER, and a PRIVATE BALCONY for your morning coffee. Sound resistant construction, BRAND NEW Paint, Flooring and Tile. This PET-FRIENDLY building offers TITLED UNDERGROUND + SURFACE PARKING, a FITNESS CENTRE, SOCIAL ROOM, and a prime location—steps from CURRENTS OF WINDERMERE, walking trails, shops, and quick access to the Anthony Henday. Stylish, functional, and move-in ready!

Built in 2014

Essential Information



MLS® #	E4443314
Price	\$269,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	780
Acres	0.00
Year Built	2014
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	419 320 Ambleside Link Link
Area	Edmonton
Subdivision	Ambleside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2Z9

Amenities

Amenities	Parking-Visitor, Party Room, Patio, Recreation Room/Centre, Social Rooms, Storage Cage
Parking Spaces	2
Parking	Stall, Underground

Interior

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

Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Airport Nearby, Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Flat, Tar & Gravel
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 19th, 2025
Days on Market	48
Zoning	Zone 56
HOA Fees	50
HOA Fees Freq.	Annually
Condo Fee	\$466

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 6th, 2025 at 3:48pm MDT