

Courtesy Of Kimberly M LeClair Of RE/MAX River City

\$365,000 - 9930 176 Avenue, Edmonton

MLS® #E4433010

\$365,000

3 Bedroom, 3.00 Bathroom, 1,369 sqft

Condo / Townhouse on 0.00 Acres

Elsinore, Edmonton, AB

Welcome to Amberwood Village. This 55+ townhouse located in the WONDERFUL community of Elsinore will give you all the rewards without the responsibility. As you walk in you will notice the bright good sized kitchen with ample cabinets. The living /dining room has a vaulted ceiling for a nice open feeling with patio door to the west facing covered deck looking into the common green space. Laundry is conveniently tucked away behind closet doors on the main floor with extra space to store your cleaning supplies. The generously sized primary has a walk in closet and 4 piece ensuite, there is an additional bedroom & 4PC bath that finish off the main level. The basement is fully finished with a bedroom, 3 piece bathroom, storage area and rec room area. Park in single attached garage. Recent upgrades included Central AC, furnace, HWT and vinyl planking throughout. This complex has a great community of people and is close to shopping and has great access to the Anthony Henday. You won't be disappointed.

Built in 1990

Essential Information

MLS® # E4433010

Price \$365,000



| | |
|----------------|-------------------|
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,369 |
| Acres | 0.00 |
| Year Built | 1990 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 9930 176 Avenue |
| Area | Edmonton |
| Subdivision | Elsinore |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5X 5W2 |

Amenities

| | |
|-----------|---|
| Amenities | Gazebo, No Animal Home, No Smoking Home, Parking-Visitor, Vaulted Ceiling |
| Parking | Single Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Landscaped, Park/Reserve, Public Transportation, Shopping Nearby |

| | |
|--------------|--------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 26th, 2025 |
| Days on Market | 4 |
| Zoning | Zone 27 |
| Condo Fee | \$345 |

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 April 30th, 2025 at 3:47am MDT