

## \$249,900 - 2741 55 Street, Edmonton

MLS® #E4440433

**\$249,900**

2 Bedroom, 2.00 Bathroom, 957 sqft

Condo / Townhouse on 0.00 Acres

Mill Woods Town Centre, Edmonton, AB

Welcome to this beautifully renovated 55+, 2-bedroom, 2-bathroom condo featuring a spacious open-concept floor plan and a private patio with serene lake views. The unit boasts stylish vinyl plank flooring throughout, newer appliances, and a bright kitchen with ample cabinetry—perfect for daily living and entertaining. The primary bedroom includes a generous closet and a 3-piece ensuite for added privacy and convenience. Additional highlights include in-suite laundry with built-in cabinetry for extra storage. This well-maintained complex offers a wide range of amenities, including a social room, games room, theatre, exercise room, library, billiards, and shuffleboard, and a beautiful common area patio with a community garden. Located just steps from the new LRT line, Grey Nuns Hospital, Mill Woods Senior Centre, library, parks, shopping, and professional offices—this home is ideal for those downsizing or anyone seeking a low-maintenance lifestyle in a walkable, transit-friendly neighborhood.

Built in 2002

### Essential Information

MLS® # E4440433

Price \$249,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 957                    |
| Acres          | 0.00                   |
| Year Built     | 2002                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 2741 55 Street         |
| Area        | Edmonton               |
| Subdivision | Mill Woods Town Centre |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6L 7G7                |

### Amenities

|           |  |
|-----------|--|
| Amenities | Car Wash, Detectors Smoke, Exercise Room, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Patio, Secured Parking, Social Rooms, Storage Cage |
| Parking   | Underground  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Refrigerator, Stove-Electric, Window Coverings |
| Heating           | Hot Water, Water  |
| # of Stories      | 4   |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Airport Nearby, Backs Onto Lake, Fenced, Golf Nearby, Public Transportation, Shopping Nearby, Vegetable Garden |

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

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 5th, 2025 |
| Days on Market | 11             |
| Zoning         | Zone 29        |
| Condo Fee      | \$626          |

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Listing information last updated on June 16th, 2025 at 4:02am MDT