

## \$225,000 - 315 2504 109 Street, Edmonton

MLS® #E4438492

**\$225,000**

1 Bedroom, 1.00 Bathroom, 748 sqft

Condo / Townhouse on 0.00 Acres

Ermineskin, Edmonton, AB

ONE CENTURY PARK, this upscale executive condo is located in southwest Edmonton in the community of Ermineskin. This 3th floor 748 sq.ft one bedroom plus den and one bath. The complex is located within walking distance to the LRT and minutes to the South Edmonton Common. This condo features 9 foot ceilings, carpets in living room, marble flooring in entry way and kitchen, granite counter-tops, granite surround for the fireplace, private balcony with BBQ gas hook-up and window coverings. The condo also includes a KitchenAid Appliances package consisting of Counter-Top Gas Stove, Built-In Oven, Built-In Microwave, Built-In Dishwasher, Refrigerator, Stack Washer and Dryer. Amenities includes an exercise room, secure and heated underground parking and visitors parking, underground heated storage. Be the few to call Century Park home. Make Century Park living a part of your lifestyle choice. Condo fees includes all utilities.

Built in 2008

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4438492  |
| Price      | \$225,000 |
| Bedrooms   | 1         |
| Bathrooms  | 1.00      |
| Full Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 748                    |
| Acres          | 0.00                   |
| Year Built     | 2008                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 315 2504 109 Street |
| Area        | Edmonton            |
| Subdivision | Ermineskin          |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6J 3T1             |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | No Animal Home, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Storage Cage |
| Parking   | Heated, Parkade, Underground   |

### **Interior**

|              |  |
|--------------|--|
| Appliances   | Air Conditioning-Central, Dishwasher-Built-In, Garage Control, Garburator, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Countertop Gas, Window Coverings |
| Heating      | Heat Pump, Natural Gas   |
| # of Stories | 7  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Concrete, Brick, Metal   |
| Exterior Features | Airport Nearby, Flat Site, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby |
| Roof              | Tar & Gravel   |
| Construction      | Concrete, Brick, Metal   |
| Foundation        | Concrete Perimeter   |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 23rd, 2025 |
| Days on Market | 72             |
| Zoning         | Zone 16        |
| Condo Fee      | \$681          |

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Listing information last updated on August 3rd, 2025 at 2:32am MDT