# \$359,888 - 409 160 Magrath Road, Edmonton

MLS® #E4453730

## \$359,888

2 Bedroom, 2.00 Bathroom, 1,208 sqft Condo / Townhouse on 0.00 Acres

Magrath Heights, Edmonton, AB

Live the good life in one of Edmonton's most sought-after communities. LUXURY LIVING in MAGRATH MANSION. Executive 18+ concrete built residence offering 2 spacious bedrooms, 2 full baths, plus a versatile den. The open-concept layout with soaring 9 ft ceilings and oversized windows creates a bright, airy ambiance. Chef's kitchen is perfect for entertaining family and friends; the elegant dining area accommodates gatherings with ease. Retreat to your private primary bdrm with huge walk-in closet and spa-inspired ensuite. Additional features include in-suite laundry, private East-facing balcony, and TWO titled parking stallsâ€"1 heated underground including car wash and 1 surface stall. PLUS, a titled storage area on same floor! Magrath Mansion pampers you with resort-style amenities: fitness centre, sauna, hot tub, theatre, social lounge with kitchen & library, plus outdoor entertainment area with BBQ & fireplace. Steps to shopping, restaurants, parks, and ravine trails. A rare, refined lifestyle awaits!







Built in 2005

## **Essential Information**

MLS® # E4453730 Price \$359,888 Bedrooms 2

Bathrooms 2.00

Full Baths 2

Square Footage 1,208

Acres 0.00

Year Built 2005

Type Condo / Townhouse

Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

## **Community Information**

Address 409 160 Magrath Road

Area Edmonton

Subdivision Magrath Heights

City Edmonton
County ALBERTA

Province AB

Postal Code T6R 3T7

#### **Amenities**

Amenities Air Conditioner, Car Wash, Deck, Exercise Room, Parking-Visitor, Social

Rooms, See Remarks, Storage Cage

Parking Underground, See Remarks

#### Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control,

Microwave Hood Fan, Refrigerator, Stove-Electric, Washer

Heating Fan Coil, Natural Gas

# of Stories 4

Stories 1

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Concrete, Stone, Stucco

Exterior Features Public Swimming Pool, Public Transportation, Schools, Shopping

Nearby, See Remarks

Roof Asphalt Shingles

Construction Concrete, Stone, Stucco

Foundation Concrete Perimeter

### **Additional Information**

Date Listed August 19th, 2025

Days on Market 74

Zoning Zone 14

Condo Fee \$797

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