

## \$170,000 - N/A, Edmonton

MLS® #E4457388

**\$170,000**

2 Bedroom, 2.00 Bathroom, 797 sqft

Condo / Townhouse on 0.00 Acres

Canon Ridge, Edmonton, AB

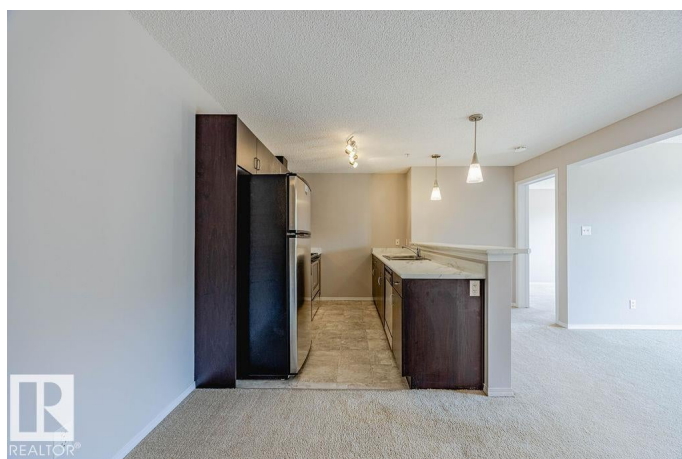
Welcome to Avenue at Hermitage. This 796 square foot 2 bedroom 2 bathroom condo features updated a galley kitchen with new laminate countertops, espresso cabinets, stainless steel appliances, and an eat-at peninsula. The primary bathroom has a walk-through closet to the four piece en-suite, and then across the living room is the second bedroom as well as the four piece main bathroom and laundry room. Close to Hermitage Park, and quick access to Victoria Trail as well as Yellowhead Trail.

Built in 2008

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4457388               |
| Price          | \$170,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 797                    |
| Acres          | 0.00                   |
| Year Built     | 2008                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information



|             |             |
|-------------|-------------|
| Address     | N/A         |
| Area        | Edmonton    |
| Subdivision | Canon Ridge |
| City        | Edmonton    |
| County      | ALBERTA     |
| Province    | AB          |
| Postal Code | T5A 0P8     |

### Amenities

|           |                                                                                                  |
|-----------|--------------------------------------------------------------------------------------------------|
| Amenities | Closet Organizers, Deck, Detectors Smoke, Intercom, Security Door, Storage-In-Suite, See Remarks |
| Parking   | Stall                                                                                            |

### Interior

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

### Exterior

|                   |                                                       |
|-------------------|-------------------------------------------------------|
| Exterior          | Wood, Vinyl                                           |
| Exterior Features | Playground Nearby, Public Transportation, See Remarks |
| Roof              | Asphalt Shingles                                      |
| Construction      | Wood, Vinyl                                           |
| Foundation        | Concrete Perimeter                                    |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 9th, 2025 |
| Days on Market | 7                   |
| Zoning         | Zone 35             |
| Condo Fee      | \$487               |

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Listing information last updated on September 16th, 2025 at 12:32pm MDT