

# \$180,000 - 705 8340 Jasper Avenue, Edmonton

MLS® #E4426655

**\$180,000**

1 Bedroom, 2.00 Bathroom, 1,083 sqft

Condo / Townhouse on 0.00 Acres

Cromdale, Edmonton, AB

This spacious 1-bedroom, 2-bathroom condo offers the perfect combination of comfort, convenience, and breathtaking views. The layout is designed for modern living, with large south-facing windows that fill the space with natural light and showcase stunning views of the river valley. Stay cool and comfortable in the summer with the unit's air conditioning, and enjoy the convenience of two full 4-piece bathrooms, making it ideal for both residents and guests. The building offers an impressive range of amenities, including a gym, games room, library, party room, and secure underground parking. Condo fees include heat, water, electricity, and TV, ensuring a hassle-free lifestyle with incredible value. Located in the heart of downtown, you're just steps away from a cozy café, a popular Italian restaurant, a pharmacy, and a supermarket, placing everything you need right at your doorstep. Downtown living at its finest.

Built in 1981

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4426655  |
| Price      | \$180,000 |
| Bedrooms   | 1         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,083                  |
| Acres          | 0.00                   |
| Year Built     | 1981                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 705 8340 Jasper Avenue |
| Area        | Edmonton               |
| Subdivision | Cromdale               |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T5H 4C6                |

### Amenities

|           |  |
|-----------|--|
| Amenities | Air Conditioner, No Animal Home, Party Room, Recreation Room/Centre, Secured Parking |
| Parking   | Heated, Parkade, Underground   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Hot Water, Natural Gas  |
| # of Stories      | 13  |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

### Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior          | Concrete                      |
| Exterior Features | River Valley View, River View |
| Roof              | Tar & Gravel                  |
| Construction      | Concrete                      |
| Foundation        | Concrete Perimeter            |

### School Information

|            |                  |
|------------|------------------|
| Elementary | Norwood School   |
| Middle     | Highlands School |
| High       | Eastglen School  |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 20th, 2025 |
| Days on Market | 42               |
| Zoning         | Zone 09          |
| Condo Fee      | \$806            |

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Listing information last updated on May 1st, 2025 at 12:32am MDT