

\$108,800 - 119 5730 Riverbend Road, Edmonton

MLS® #E4428945

\$108,800

1 Bedroom, 1.00 Bathroom, 694 sqft

Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

Why rent when you can own in Riverbend?

This one bedroom plus den has plenty of room for furniture and your belongings. Unique floor plan is different from the usual design, allowing personal customization. Decent size living room with adjacent den. White cabinets in kitchen plus 3 included appliances. Patio doors off the living room lead to ground level patio area with west exposure. Bedroom is sizable able to accommodate a king size bed if needed. The 4 piece bathroom has been upgraded over the years. Vinyl plank flooring throughout. Some of the pictures shown have been virtually staged to show you what your new place can look like! Quick possession available. A few blocks away from the river valley, trails, and the Fort Edmonton Footbridge. Easy access to University of Alberta, hospitals & West Edmonton Mall by Transit or Car. Pet Friendly Building!

Built in 1973

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4428945 |
| Price | \$108,800 |
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 694 |



| | |
|------------|------------------------|
| Acres | 0.00 |
| Year Built | 1973 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 119 5730 Riverbend Road |
| Area | Edmonton |
| Subdivision | Brander Gardens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6H 4T4 |

Amenities

| | |
|-----------|---------------------------------|
| Amenities | No Animal Home, No Smoking Home |
| Parking | Stall |

Interior

| | |
|--------------|---|
| Appliances | Dishwasher-Built-In, Refrigerator, Stove-Electric |
| Heating | Baseboard, Hot Water, Natural Gas |
| # of Stories | 3 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Tar & Gravel |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 3rd, 2025 |
| Days on Market | 29 |

| | |
|-----------|---------|
| Zoning | Zone 14 |
| Condo Fee | \$494 |

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Listing information last updated on May 1st, 2025 at 9:47pm MDT