

## \$200,000 - 109 394 Windermere Road, Edmonton

MLS® #E4435613

**\$200,000**

2 Bedroom, 2.00 Bathroom, 789 sqft

Condo / Townhouse on 0.00 Acres

Windermere, Edmonton, AB

Affordable luxury in the Elements at Windermere. Located in one of Edmonton's most prestigious neighbourhoods. This home includes 2 bedrooms, 2 full bathrooms, titled parking stall (above ground). The modern open concept design features an island kitchen with sleek cabinets, along with plenty of storage space, lots of room for dinner guests in the rarely designed separate dining area off the kitchen. The spacious primary bedroom boasts a large closet and a 4-piece ensuite. 2nd bedroom & full bath located on the other side of the unit making a great floor plan for sharing. Enjoy the convenience of an in-suite laundry. The patio is perfect to enjoy long summer evenings. It's all here, walking distance to Currents of Windermere, shopping, entertainment, leisure, restaurants, coffee shops, schools, transit, and quick access to Anthony Henday. Just minutes to golf courses, parks and trails. Nearby is the VIP Movie Theatre & Terwillegar Rec Centre. Affordable Luxury and Superb Location.

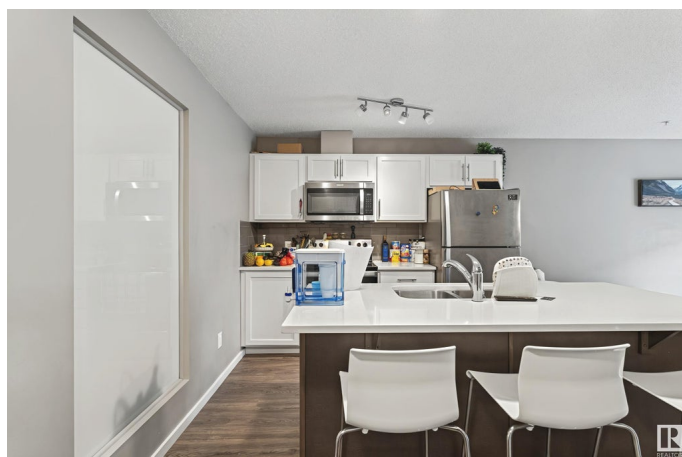
Built in 2018

### Essential Information

MLS® # E4435613

Price \$200,000

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	789
Acres	0.00
Year Built	2018
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	109 394 Windermere Road
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0R1

### Amenities

Amenities	Detectors Smoke, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Patio, Security Door, Sprinkler System-Fire
Parking	Stall

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, Landscaped, No Through Road, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 9th, 2025  
Days on Market                4  
Zoning                              Zone 56  
Condo Fee                        \$376

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)  
Listing information last updated on May 13th, 2025 at 9:17pm MDT