

## \$259,900 - 209 1029 173 Street, Edmonton

MLS® #E4447304

**\$259,900**

2 Bedroom, 2.00 Bathroom, 810 sqft

Condo / Townhouse on 0.00 Acres

Windermere, Edmonton, AB

Elevate your lifestyle in Windermere! This elegant 2-bed, 2-bath suite is perfectly situated in Southwest Edmonton. Enjoy the privacy of your sun-soaked south-facing patio, ideal for entertaining or unwinding. Located on the 2nd floor of an upscale 18+ complex, this home offers in-floor heating, in-suite laundry, and generous storage throughout. The chef-inspired kitchen features arctic white cabinetry, stainless steel appliances, contemporary tile backsplash, pantry, and a stylish eat-up island. The open-concept great room is filled with natural light, flowing seamlessly from a welcoming foyer. The spacious primary bedroom boasts a walk-through closet and a private 3-piece ensuite. Titled underground parking, heated storage make this home a smart choice. Steps from Movati Athletics, TESORO Market, shops, dining, and transit. A perfect opportunity for investors or those ready to own in a sought-after locale.

Built in 2018

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4447304  |
| Price     | \$259,900 |
| Bedrooms  | 2         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 810                    |
| Acres          | 0.00                   |
| Year Built     | 2018                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 209 1029 173 Street |
| Area        | Edmonton            |
| Subdivision | Windermere          |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6W 3E4             |

### Amenities

|           |                                                                           |
|-----------|---------------------------------------------------------------------------|
| Amenities | Deck, Detectors Smoke, No Smoking Home, Parking-Visitor, Storage-In-Suite |
| Parking   | Heated, Underground                                                       |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | In Floor Heat System, Natural Gas                                                    |
| # of Stories      | 4                                                                                    |
| Stories           | 4                                                                                    |
| Has Basement      | Yes                                                                                  |
| Basement          | None, No Basement                                                                    |

### Exterior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco                                                             |
| Exterior Features | Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                |
| Construction      | Wood, Stone, Stucco                                                             |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 11th, 2025  
Days on Market                26  
Zoning                              Zone 56  
Condo Fee                        \$409

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