

\$199,900 - 303 9517 160 Avenue, Edmonton

MLS® #E4452345

\$199,900

2 Bedroom, 2.00 Bathroom, 946 sqft

Condo / Townhouse on 0.00 Acres

Eaux Claires, Edmonton, AB

Excellent Location! This Stunning 2-bedroom condo situated in the Desirable Community of Eaux Claires offers you a Great Lifestyle with only Steps to all amenities/ETS/Save On Foods/Shopping C/Restaurants/Medical Clinics/Park, the list goes on.....This home features 2 Bedrooms, 2 Bathrooms & a Heated Underground Parking stall. Open Concept layout/Large & Bright Living room with Gorgeous Laminate Floorings/In floor Heating Floorings throughout. Patio door to a Good-size Balcony where you can enjoy Summer BBQ. Breakfast Nook adjacent to Spacious Kitchen with Modern Kitchen Cabinets/Backsplash Tiles/Quartz Countertops/MATCHING KITCHEN ISLAND & Stainless Steel Appliances. Sizable Master Bedroom comes with 2-sides Walk-through Closet & a 3 pc En-suite Bathroom. Second 4pc Bathroom for Bedroom #2. In-suite Laundry w White Stackable Washer & Dryer. Nu Air Ventilation System. Titled Heated Underground Parking Stall. Easy access to School/Henday & 97 Street. Quick poss avail. Just move-in & enjoy!

Built in 2015

Essential Information

MLS® # E4452345

Price \$199,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	946
Acres	0.00
Year Built	2015
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	303 9517 160 Avenue
Area	Edmonton
Subdivision	Eaux Claires
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0N1

Amenities

Amenities	Intercom, Parking-Visitor
Parking Spaces	1
Parking	Heated, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Curtains and Blinds
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Florence Hallock -9
------------	---------------------

Additional Information

Date Listed	August 10th, 2025
Days on Market	12
Zoning	Zone 28
Condo Fee	\$499

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 August 22nd, 2025 at 2:47am MDT