# \$196,000 - 116 2430 Guardian Road, Edmonton

MLS® #E4442812

## \$196,000

2 Bedroom, 2.00 Bathroom, 852 sqft Condo / Townhouse on 0.00 Acres

Glastonbury, Edmonton, AB

Main floor 2 bedroom and 2 bathroom condo in Grange Pointe. Located near the Whitemud and The Anthony Henday, also just a few steps away from shopping and public transportation. The condo offers 850 sqft, with in-suite laundry, a galley style kitchen and a quiet building to call home. Comes with one surface parking stall near the front door. Come live the condo lifestyle!



# **Essential Information**

MLS® # E4442812 Price \$196,000

Bedrooms 2
Bathrooms 2.00
Full Baths 2
Square Footage 852
Acres 0.00

Year Built 2004
Type Condo / Townhouse

Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

# **Community Information**

Address 116 2430 Guardian Road

Area Edmonton







Subdivision Glastonbury
City Edmonton
County ALBERTA

Province AB

Postal Code T5T 2P5

## **Amenities**

Amenities Patio, Security Door

Parking Spaces 1

Parking Stall

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer

Heating Baseboard, Natural Gas

# of Stories 5
Stories 1

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Golf Nearby, Playground Nearby, Public Transportation, Shopping

Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### Additional Information

Date Listed June 17th, 2025

Days on Market 121

Zoning Zone 58

HOA Fees 63

HOA Fees Freq. Annually Condo Fee \$334

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