

## \$224,000 - 16303 95 Street, Edmonton

MLS® #E4437039

**\$224,000**

2 Bedroom, 2.00 Bathroom, 985 sqft

Condo / Townhouse on 0.00 Acres

Eaux Claires, Edmonton, AB

Welcome to your beautifully maintained 2-bed, 2-bath retreat – 979 sq-ft of comfort and charm in a quiet, secure north-end community. This sun-filled main-floor condo offers a warm, open-concept layout with a south-facing walkout patio, perfect for morning coffee or evening unwinding. Upgraded with stylish, cozy touches – from king and queen beds to elegant living room decor and a dining table ready for hosting. The kitchen shines with maple cabinetry, stainless steel appliances, and a welcoming island. The serene primary suite features a walk-through closet and private ensuite. Enjoy in-suite laundry, A/C, a gas fireplace, and three parking stalls (1 underground near elevator, 2 outdoor tandem). Condo perks include fitness room, library, games room, guest suite, and ample visitor parking. Moments from schools, parks, shops, transit, and major roads. A lovingly cared-for home in a prime location – offered at \$234,900 with heat/water included in condo fees.

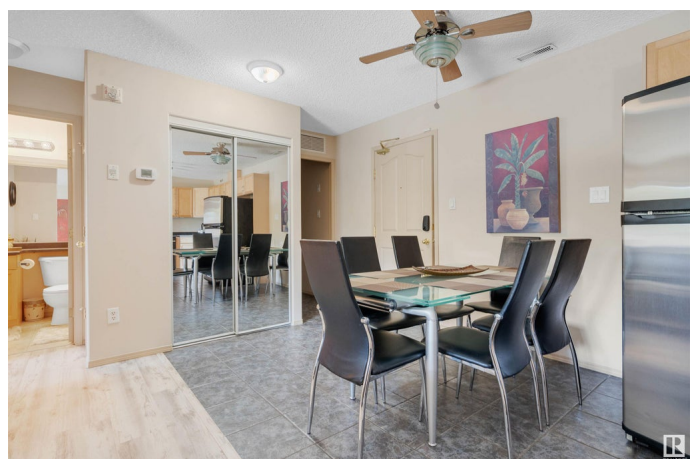
Built in 2002

### Essential Information

MLS® # E4437039

Price \$224,000

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	985
Acres	0.00
Year Built	2002
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	16303 95 Street
Area	Edmonton
Subdivision	Eaux Claires
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 3V1

### Amenities

Amenities	Parking-Visitor
Parking Spaces	2
Parking	Parkade

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-2, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 16th, 2025  
Days on Market                31  
Zoning                              Zone 28  
Condo Fee                        \$499

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