

Courtesy Of Sarah F Sear and Dragic Janjic Of Real Broker

\$279,000 - 307 103 Ambleside Drive, Edmonton

MLS® #E4422369

\$279,000

2 Bedroom, 2.00 Bathroom, 1,002 sqft
Condo / Townhouse on 0.00 Acres

Ambleside, Edmonton, AB

Beautifully Updated Corner Unit with Modern Upgrades and freshly repainted This spacious and bright corner unit features an open-concept layout, perfect for modern living. The large entryway includes ample storage and in-suite laundry for added convenience. Expansive windows in the living and dining areas flood the space with natural light. The kitchen boasts updated appliances, sleek quartz countertops, and a stylish design. Both bathrooms have been fully renovated with new floor tile, a modern vanity, and a refreshed bathtub. The primary suite includes a walk-in closet and a private ensuite, while the generously sized second bedroom offers direct access to a semi-ensuite bathroom. Enjoy seamless indoor-outdoor living with a dining room that opens to a private balcony. Amenities include underground parking, a fitness center, and a common room. Located in a prime area, this home is within walking distance of shopping, dining, and entertainment, with easy access to Anthony Henday for a quick commute.

Built in 2008

Essential Information

| | |
|--------|-----------|
| MLS® # | E4422369 |
| Price | \$279,000 |



| | |
|----------------|------------------------|
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,002 |
| Acres | 0.00 |
| Year Built | 2008 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 307 103 Ambleside Drive |
| Area | Edmonton |
| Subdivision | Ambleside |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 0J4 |

Amenities

| | |
|-----------|---|
| Amenities | Off Street Parking, Exercise Room, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor, Recreation Room/Centre, Secured Parking, Social Rooms, Vinyl Windows, See Remarks |
| Parking | Heated, Underground |

Interior

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

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Airport Nearby, Golf Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, See Remarks |

| | |
|--------------|--------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|------------------------|
| Elementary | Dr. Margaret-Ann Amour |
| Middle | Dr. Margaret-Ann Amour |
| High | Lillian Osborne |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 21st, 2025 |
| Days on Market | 43 |
| Zoning | Zone 56 |
| HOA Fees | 75 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$635 |

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Listing information last updated on April 5th, 2025 at 10:17am MDT