

## \$257,800 - 115 812 Welsh Drive, Edmonton

MLS® #E4419618

**\$257,800**

2 Bedroom, 2.00 Bathroom, 877 sqft

Condo / Townhouse on 0.00 Acres

Walker, Edmonton, AB

Welcome to Walker! This sleek, modern condo nestled in a vibrant, family-friendly neighborhood is perfectly designed for a balanced lifestyle. This 2-bedroom, 2-bath condo boasts an open-concept floor plan maximizes space & natural light! Large windows frame scenic views of tree-lined streets & nearby parks, offering both privacy and tranquility. And a patio to enjoy the morning sunshine! The gourmet kitchen is equipped w/ stainless steel appliances, granite countertops, & a central island, ideal for both entertaining enjoying quiet meals at home. The living area flows effortlessly from the kitchen, featuring contemporary finishes & ample space for relaxing! 2 bedrooms are generously sized w/ the master suite offering a walk-in closet & an en-suite bath. The 2nd bedroom is perfect for children, guests, or as a home office. Underground secure parking is an essential! For families, this condo offers easy access to parks, playgrounds, and top-rated schools!

Built in 2016

### Essential Information

MLS® # E4419618

Price \$257,800

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	877
Acres	0.00
Year Built	2016
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	115 812 Welsh Drive
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1Y7

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Intercom, Parking-Visitor, Secured Parking, Sprinkler System-Fire, Storage-In-Suite, Natural Gas BBQ Hookup
Parking Spaces	1
Parking	Heated, Parkade, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Baseboard, Water
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Golf Nearby, Park/Reserve, Playground Nearby, Public

	Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	January 29th, 2025
Days on Market	81
Zoning	Zone 53
Condo Fee	\$454

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