# \$209,000 - 109 279 Suder Greens Drive, Edmonton

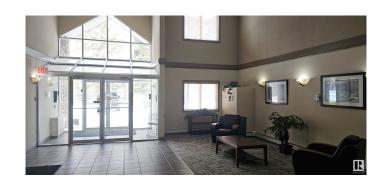
MLS® #E4428883

## \$209,000

2 Bedroom, 2.00 Bathroom, 936 sqft Condo / Townhouse on 0.00 Acres

Breckenridge Greens, Edmonton, AB

This Spacious 2Bed, 2Bath, 2Stall unit is available in June of 2025. Maple Kitchen Cabinets, Island, Tiled back splash and Under Cabinet Lighting. Other features include Corner Gas Fireplace, Air Conditioning and Insuite Laundry/Storage room. Adding even more VALUE is the secluded Balcony, equipped with Gas BBQ hookup, looking out onto the putting green, flower bed and patio area. The building amenities include a social room, Library, Games room, exercise room and guest suite. The GREAT LOCATION, kitty corner from the Golf course, and close proximity to shopping, public transit(future site of LRT expansion), and easy access to the Whitemud and Anthony Henday ensures it's a sound investment. Needs TLC, but it is a rare find!



#### Built in 2004

## **Essential Information**

MLS® # E4428883 Price \$209,000

Bedrooms 2
Bathrooms 2.00
Full Baths 2
Square Footage 936
Acres 0.00
Year Built 2004

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

## **Community Information**

Address 109 279 Suder Greens Drive

Area Edmonton

Subdivision Breckenridge Greens

City Edmonton
County ALBERTA

Province AB

Postal Code T5T 6X6

## **Amenities**

Amenities Air Conditioner, Exercise Room, Guest Suite, Intercom,

Parking-Plug-Ins, Parking-Visitor, Party Room, Secured Parking,

Security Door, Storage-Locker Room

Parking Stall, Underground

## Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked

Washer/Dryer, Stove-Electric, Window Coverings

Heating Fan Coil, Natural Gas

# of Stories 4
Stories 4

Has Basement Yes

Basement None, No Basement

## **Exterior**

Exterior Wood, Stone, Stucco

Exterior Features Golf Nearby, Landscaped, Playground Nearby, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stone, Stucco

Foundation Concrete Perimeter

## **Additional Information**

Date Listed April 3rd, 2025

Days on Market 28

Zoning Zone 58 Condo Fee \$579

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