

# \$274,900 - 208 1144 Adamson Drive, Edmonton

MLS® #E4442476

**\$274,900**

2 Bedroom, 2.00 Bathroom, 787 sqft  
Condo / Townhouse on 0.00 Acres

Allard, Edmonton, AB

Welcome to Elan Condominiums—ideally located next to a ravine and just minutes from restaurants, grocery stores, parks, and more. This well-maintained unit offers a bright open-concept layout with large glass doors leading to a balcony that overlooks the ravine. The kitchen is in excellent condition with modern white cabinetry, stainless steel appliances, a full-size pantry, and a large island with eat-up space. The primary bedroom includes a walk-through closet and a 3-piece ensuite with ceramic tile flooring. The second bedroom is located on the opposite side of the unit, perfect for a guest room or home office. Additional features include in-suite laundry, a built-in desk area, two titled parking stalls, and a storage cage. Recently professionally painted and cleaned—ready for quick possession. The building offers a fitness centre, social room, and secure entry system.

Built in 2014

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4442476  |
| Price      | \$274,900 |
| Bedrooms   | 2         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



1144 Adamson Drive SW, Edmonton, AB, T6W 2K7  
TOTAL APPROX. FLOOR AREA 787 SQ FT - 65 SQ M  
Measurements are approximate and should not be used as a basis for any purchase or sale.  
This plan is for illustrative purposes only and should be used as such by the prospective purchaser.

|                |                        |
|----------------|------------------------|
| Square Footage | 787                    |
| Acres          | 0.00                   |
| Year Built     | 2014                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 208 1144 Adamson Drive |
| Area        | Edmonton               |
| Subdivision | Allard                 |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6W 2X7                |

### Amenities

|                |                                   |
|----------------|-----------------------------------|
| Amenities      | Deck, Exercise Room, Social Rooms |
| Parking Spaces | 2                                 |
| Parking        | Heated, Parkade, Underground      |

### Interior

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Baseboard, Natural Gas                                           |
| # of Stories      | 4                                                                |
| Stories           | 1                                                                |
| Has Basement      | Yes                                                              |
| Basement          | None, No Basement                                                |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior          | Wood, Brick, Stucco      |
| Exterior Features | Schools, Shopping Nearby |
| Roof              | Asphalt Shingles         |
| Construction      | Wood, Brick, Stucco      |
| Foundation        | Concrete Perimeter       |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 13th, 2025 |
| Days on Market | 61              |
| Zoning         | Zone 55         |
| Condo Fee      | \$419           |

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Listing information last updated on August 13th, 2025 at 1:03pm MDT