

\$249,900 - 115 2588 Anderson Way, Edmonton

MLS® #E4445588

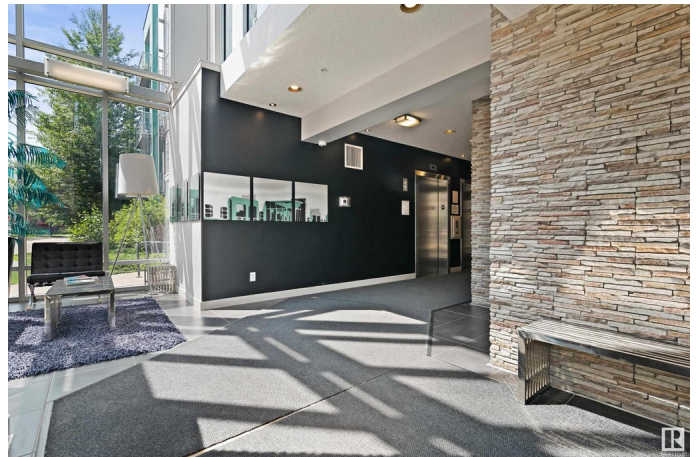
\$249,900

2 Bedroom, 1.00 Bathroom, 812 sqft

Condo / Townhouse on 0.00 Acres

Ambleside, Edmonton, AB

WELCOME to the sought after community of AMBLESIDE! This stylish 2 bedroom, 1 bath, non-smoking, no-pet CONDO is ideal for young professionals, retirees or investors.(Pets maybe approved by the board),9'ceilings, and convenient in-suite laundry.The OPEN CONCEPT LAYOUT includes a bright living room, dining area, and gourmet kitchen featuring 40" upper cabinets, stainless steel appliances, quartz countertops, and a backsplash.Off the kitchen, you'll find a built in desk and cabinets, perfect for a home office or extra storage.Step outside to a private patio with mature shrubs and a gas BBQ hookup. The spacious primary bedroom includes a walk-in closet. The well-managed building offers FANTASTIC AMENITIES like a fitness room, party room, outdoor BBQ area, and GUEST SUITE. HEATED UNDERGROUND TITLED PARKING with STORAGE CAGE included;2nd stall rental optional(\$75/month).A/C ALLOWED(with board approval). Featuring many walking trails with easy access to shopping, a movie theatre and quick access to the highway.



Built in 2011

Essential Information

MLS® # E4445588

Price \$249,900

Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	812
Acres	0.00
Year Built	2011
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	115 2588 Anderson Way
Area	Edmonton
Subdivision	Ambleside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0R2

Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Detectors Smoke, Exercise Room, Guest Suite, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Patio, Secured Parking, Social Rooms, Vinyl Windows, Storage Cage, Natural Gas BBQ Hookup
Parking	Heated, Underground, See Remarks

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Composition
Exterior Features	Fruit Trees/Shrubs, Picnic Area, Public Transportation, Shopping Nearby, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Composition
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 3rd, 2025
Days on Market	12
Zoning	Zone 56
Condo Fee	\$535

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 14th, 2025 at 11:32pm MDT