

## \$207,900 - 18 16231 19 Avenue, Edmonton

MLS® #E4431991

**\$207,900**

1 Bedroom, 1.00 Bathroom, 509 sqft

Condo / Townhouse on 0.00 Acres

Glenridding Ravine, Edmonton, AB

### MIDDLE UNIT! FULLY LANDSCAPED!

Welcome to Essential Glenridding, where luxury living meets modern convenience! This stunning new 1bed/1bath condo features new designer finishes that will take your breath away. The CEDAR offers an open-concept floor plan with a full bath, laundry room and 1 bedroom. The private patio is the perfect addition for hosting summer BBQs or relaxing after a long day. The kitchen features 36" upgraded cabinets, waterline to fridge, quartz countertops and overlooks the living room. It's the perfect space to whip up your favourite meals or entertain friends and family. This home also comes with a generous \$3,000 appliance allowance and one assigned parking stall. Don't miss out! CONSTRUCTION TO START MID MAY. Photos may differ from actual property \*No windows on kitchen wall\*. Appliances NOT included.

Built in 2025

### Essential Information

MLS® #	E4431991
Price	\$207,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	509



Acres	0.00
Year Built	2025
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	Single Level Apartment
Status	Active

### Community Information

Address	18 16231 19 Avenue
Area	Edmonton
Subdivision	Glenridding Ravine
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5C6

### Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, Vinyl Windows, See Remarks
Parking	Stall

### Interior

Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Schools, Ski Hill Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Joan Carr Catholic School
High	Dr. Anne Anderson High

### Additional Information

Date Listed	April 19th, 2025
Days on Market	36
Zoning	Zone 56
Condo Fee	\$130

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 May 25th, 2025 at 8:47am MDT