

## \$329,900 - 216 1316 Windermere Way, Edmonton

MLS® #E4429423

**\$329,900**

2 Bedroom, 2.00 Bathroom, 881 sqft

Condo / Townhouse on 0.00 Acres

Windermere, Edmonton, AB

Welcome to this TWO bedrooms, TWO full baths plus DEN condo unit in LUX at Upper Windermere - a luxury STEEL & CONCRETE condo building in a fabulous area. This unit offers an open concept and very functional floor plan. Features laminate flooring w/ 9'™ ceilings; A convenient DEN is off entry. Gourmet kitchen has ample ceiling height cabinets, quartz countertops, stainless steel appliances, canopy hood fan & full height mosaic glass backsplash. Primary bedroom comes with a walk-through closet & 4 pc ensuite w/ double sinks. One more good sized bedroom & one 4pc main bath. One titled & heated underground parking. In suite Laundry. A large west facing balcony with great pond view. Luxury condo living with great access to all amenities including public transportation, walking distance to shopping restaurants, banking, onsite daycare & pharmacy, a K-9 school and much more! \*\*\*Builder's Plan indicates 968 sq.ft for the enclosed area of this unit\*\*\*.

Built in 2019

### Essential Information

MLS® # E4429423

Price \$329,900

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	881
Acres	0.00
Year Built	2019
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	216 1316 Windermere Way
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2J3

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., See Remarks
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Heat Pump, Natural Gas
# of Stories	5
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Composition, Metal
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Roll Roofing
Construction	Concrete, Composition, Metal

Foundation

Slab

Additional Information

Date Listed

April 6th, 2025

Days on Market

13

Zoning

Zone 56

Condo Fee

\$452

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 April 19th, 2025 at 7:32am MDT