

# \$263,900 - 36 16231 19 Avenue, Edmonton

MLS® #E4435047

## \$263,900

2 Bedroom, 1.00 Bathroom, 609 sqft  
Condo / Townhouse on 0.00 Acres

Glenridding Ravine, Edmonton, AB

FULLY LANDSCAPED! Welcome to Essential Glenridding, where luxury living meets modern convenience! This stunning new 2 bed townhome features new designer finishes that will take your breath away. An open concept plan with 9ft ceilings, that offers a full bath, laundry room, 2 bedrooms, and a convenient single attached garage. The private patio is the perfect addition for hosting summer BBQs or relaxing after a long day. The kitchen includes appliances, quartz countertops, waterline to fridge and upgraded cabinets. It's the perfect space to whip up your favourite meals or entertain friends and family. Don't miss out!



Built in 2024

### Essential Information

MLS® #	E4435047
Price	\$263,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	609
Acres	0.00
Year Built	2024
Type	Condo / Townhouse
Sub-Type	Townhouse

Style	Single Level Apartment
Status	Active

### Community Information

Address	36 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	Single Garage Attached

### Interior

Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric
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	May 5th, 2025
Days on Market	22
Zoning	Zone 56

Condo Fee                    \$137

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