

\$378,888 - N/A, Edmonton

MLS® #E4461038

\$378,888

2 Bedroom, 2.00 Bathroom, 1,262 sqft

Condo / Townhouse on 0.00 Acres

Magrath Heights, Edmonton, AB

Enjoy your LUXURY LIVING IN MAGRATH MANSION! Located in one of Edmonton's most premium neighbourhoods, this fully renovated 1250+ sq.ft lower-level condo offers over \$170,000 in modern upgrades, including elegant full-home tiling and designer wallpapers throughout. Featuring 2 bedrooms + den, 2 bathrooms, an open concept layout with 9 ft ceilings, a modern kitchen with stainless steel appliances, and a spacious primary suite with walk-in closet and stunning ensuite. Enjoy in-suite laundry, a private balcony, and 1 titled underground heated parking stall plus titled storage. This exclusive steel & concrete adult building (18+) features resort-style amenities:: Social/Recreation room with kitchen and book library, Theatre Room, gym with sauna, steam room & hot tub, car wash bay, and outdoor BBQ area. Walking distance to shopping mall (next door), parks, and ravine trails. Perfect for adult living or as an investment – you cannot get a better deal at this price

Built in 2006

Essential Information

MLS® # E4461038

Price \$378,888

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	1,262
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	N/A
Area	Edmonton
Subdivision	Magrath Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 3T7

Amenities

Amenities	Barbecue-Built-In, Hot Tub, Parking-Visitor
Parking	Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garburator, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
# of Stories	3
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Concrete, Stone, Stucco
Exterior Features	Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Concrete, Stone, Stucco

Foundation Concrete Perimeter

Additional Information

Date Listed October 6th, 2025
Days on Market 17
Zoning Zone 14
HOA Fees 121.13
HOA Fees Freq. Annually
Condo Fee \$763

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