

\$279,900 - 404 320 Ambleside Link Link, Edmonton

MLS® #E4430037

\$279,900

2 Bedroom, 2.00 Bathroom, 872 sqft
Condo / Townhouse on 0.00 Acres

Ambleside, Edmonton, AB

Top Floor, 2 bed 2 Bath Modern Open Concept Unit in L'Attitude. Studios. Located in the sought after SW community Ambleside. 2 Titled Parking Stalls (1 Heated Underground with Storage Cage and 1 Surface Stall with plugin). 9 Foot Ceilings. Kitchen with Stainless Steel Appliances, Pantry and Large Island overlooking the Dining and Living Room. Built-in Tech/Office Space. Primary with walk-through closet, 3 pce en-suite and developer built-in AC vent. Second Bedroom with walk-through closet and private access to main 4 pce bath. Granite countertops throughout. Spacious west facing balcony. Gas BBQ hookup. Insuite Laundry. Fantastic Building amenities include a fully equipped Gym, Social Room with Pool Table and Kitchenette and a Private Guest Suite. Well Run Professionally Managed Building. Close to all major amenities, shopping, schools, public transportation, the Henday and more. Perfect for Professionals, Investors and small Families!

Built in 2014

Essential Information

| | |
|----------|-----------|
| MLS® # | E4430037 |
| Price | \$279,900 |
| Bedrooms | 2 |



| | |
|----------------|------------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 872 |
| Acres | 0.00 |
| Year Built | 2014 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-----------------------------|
| Address | 404 320 Ambleside Link Link |
| Area | Edmonton |
| Subdivision | Ambleside |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 2Z9 |

Amenities

| | |
|----------------|---|
| Amenities | Air Conditioner, Ceiling 9 ft., Exercise Room, Guest Suite, Parking-Visitor, Party Room, Secured Parking, See Remarks, Natural Gas BBQ Hookup |
| Parking Spaces | 2 |
| Parking | Heated, Parkade, Stall, Underground, See Remarks |

Interior

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

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Flat Site, Golf Nearby, Landscaped, Level Land, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |

| | |
|--------------|--------------------|
| Roof | See Remarks |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 10th, 2025 |
| Days on Market | 14 |
| Zoning | Zone 56 |
| HOA Fees | 50 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$492 |

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Listing information last updated on April 24th, 2025 at 4:17am MDT