

## **\$228,000 - 143 2436 Guardian Road, Edmonton**

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MLS® #E4427137

**\$228,000**

2 Bedroom, 2.00 Bathroom, 1,070 sqft

Condo / Townhouse on 0.00 Acres

Glastonbury, Edmonton, AB

Beautiful main floor condo in the Grange Pointe! Over 1,000 sq. ft. renovated with new kitchen quartz countertop, tile backsplash, All Brand New Appliances, New paint, New Luxury Vinyl Plank, New toilets, Lights. This 2 bedroom, 2 bathroom unit is located by the EAST Entrance, has a fantastic layout, Large master bedroom with walk in closet leading to a 3 piece ensuite. Good size second bedroom and 4PC bathroom. The spacious living room leads out onto a nice size balcony which features a gas BBQ outlet. The in-suite laundry room offers storage space. This unit also comes with titled underground parking stall complete with a storage locker. Other amenities in the complex include an exercise room on main floor and a social room on the second floor. Located close to the Whitemud Freeway, Anthony Henday Drive, Shopping and WEM, Costco, Lewis Estates Golf Course. Two pets allowed with board approval.



Built in 2007

### **Essential Information**

MLS® #	E4427137
Price	\$228,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2

Square Footage	1,070
Acres	0.00
Year Built	2007
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	143 2436 Guardian Road
Area	Edmonton
Subdivision	Glastonbury
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 2P5

### Amenities

Amenities	Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Patio, Storage Cage, Natural Gas BBQ Hookup
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 23rd, 2025
Days on Market	25
Zoning	Zone 58
HOA Fees	63
HOA Fees Freq.	Annually
Condo Fee	\$485

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Listing information last updated on April 17th, 2025 at 8:17pm MDT