

# **\$399,000 - 318 1316 Windermere Way, Edmonton**

MLS® #E4432404

**\$399,000**

2 Bedroom, 2.00 Bathroom, 903 sqft

Condo / Townhouse on 0.00 Acres

Windermere, Edmonton, AB

Welcome to this stylish 'Liberty' model in LUX - Upper Windermere's premier steel & concrete luxury condo, featuring a pet-friendly, fully furnished 2 bed + den/2 bath layout with 9' ceilings, gourmet kitchen (quartz/stainless steel), primary suite with spa ensuite, in-suite laundry, A/C, 2 underground parking spots + storage, building amenities (fitness center), and unbeatable walkability to trails, shops, restaurants, schools (K-9), daycare, and quick Anthony Henday access.

Built in 2019

## **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4432404               |
| Price          | \$399,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 903                    |
| Acres          | 0.00                   |
| Year Built     | 2019                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

## **Community Information**



|             |                         |
|-------------|-------------------------|
| Address     | 318 1316 Windermere Way |
| Area        | Edmonton                |
| Subdivision | Windermere              |
| City        | Edmonton                |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T6W 2J3                 |

### **Amenities**

|           |                              |
|-----------|------------------------------|
| Amenities | Air Conditioner, See Remarks |
| Parking   | Heated, Underground          |

### **Interior**

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

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Concrete, Metal, Stone, Stucco                               |
| Exterior Features | Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Concrete, Metal, Stone, Stucco                               |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 23rd, 2025 |
| Days on Market | 60               |
| Zoning         | Zone 56          |
| Condo Fee      | \$496            |

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Listing information last updated on June 21st, 2025 at 10:02pm MDT