

## \$415,000 - 223 11074 Ellerslie Road, Edmonton

MLS® #E4425393

**\$415,000**

2 Bedroom, 2.00 Bathroom, 1,171 sqft  
Condo / Townhouse on 0.00 Acres

Richford, Edmonton, AB

LUXURY LIVING! Show-home condition  
2-bed, 2-bath condo is modern elegance at its finest! Boasting an open-concept design w/ 1,171 sqft, this sun-filled corner unit features white gourmet kitchen w/ lrg island, quartz countertops, S/S appliances, & beautiful hardwood flrs throughout. Spacious living rm w/ lrg windows & dining rm offers access to a huge wrap-around deckâ€”perfect for relaxing or entertaining! The lrg primary suite offers a spa-like 3pc ensuite w/ WI shower & WI closet. Thoughtfully designed for privacy, the 2nd bdrm & 4pc bath are located on the opposite side of the home. Enjoy convenience of in-suite laundry w/ stackable W/D, & extra storage. Plus, youâ€™ll love the 2 titled underground parking stalls & storage cage. Located in a well-managed, safe complex, enjoy access to top-tier amenities, incl: fitness rm, games rm & guest suite. With ravine access, shopping, restaurants & public transit just steps away & quick access to Anthony Henday & the airportâ€”this home is a true gem.

Built in 2017

### Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4425393  |
| Price  | \$415,000 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,171                  |
| Acres          | 0.00                   |
| Year Built     | 2017                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 223 11074 Ellerslie Road |
| Area        | Edmonton                 |
| Subdivision | Richford                 |
| City        | Edmonton                 |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T6W 2C2                  |

### Amenities

|           |                                                                                                                                                                                                                                                                                  |
|-----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Closet Organizers, Exercise Room, Guest Suite, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Recreation Room/Centre, Secured Parking, Security Door, Social Rooms, Sprinkler System-Fire, Vinyl Windows, See Remarks, Storage Cage |
| Parking   | Parkade, Underground                                                                                                                                                                                                                                                             |

### Interior

|                   |                                                                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                       |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Fan Coil, Electric                                                                                                                                     |
| # of Stories      | 4                                                                                                                                                      |
| Stories           | 1                                                                                                                                                      |
| Has Basement      | Yes                                                                                                                                                    |
| Basement          | None, No Basement                                                                                                                                      |

### Exterior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Fiber Cement, Stucco                                                                                          |
| Exterior Features | Airport Nearby, Golf Nearby, Landscaped, Park/Reserve, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Roll Roofing                                                                                                        |
| Construction      | Wood, Fiber Cement, Stucco                                                                                          |
| Foundation        | Concrete Perimeter                                                                                                  |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 13th, 2025 |
| Days on Market | 39               |
| Zoning         | Zone 55          |
| Condo Fee      | \$743            |

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Listing information last updated on April 21st, 2025 at 3:17am MDT