

\$173,900 - 229 8528 82 Avenue, Edmonton

MLS® #E4429223

\$173,900

2 Bedroom, 2.00 Bathroom, 920 sqft

Condo / Townhouse on 0.00 Acres

Bonnie Doon, Edmonton, AB

Belcanto Court is a well maintained, 45+ complex located on the west side easy walkable to Bonnie Doon mall with bus & LRT service right out your front door. Unit #229, has a very desirable floor plan with 915 sq ft of living space featuring an open concept living, dining & kitchen, primary bedroom with walk-through closet & Ensuite bathroom, Large den with closet (could easily be used as a guest room) across from 4pc common bath, laundry/storage room & sliding door access to the north facing balcony. Additional features include central A/C & gas fireplace in the living room. One assigned parking stall in the heated underground parkade includes a secure storage cage (stall # T.B.A.). This unit has also been Totally Painted from ceiling to baseboards, New Carpets, & Professionally cleaned, Move-in Ready Conditions. Amenities in the building include a Social room & Guest suite. Easy walk to shopping, trendy restaurants, Boonie Doon Leisure Centre & beautiful Millcreek Ravine & river valley trails.

Built in 2006

Essential Information

MLS® # E4429223

Price \$173,900

Bedrooms 2



| | |
|----------------|------------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 920 |
| Acres | 0.00 |
| Year Built | 2006 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 229 8528 82 Avenue |
| Area | Edmonton |
| Subdivision | Bonnie Doon |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6C 0Y8 |

Amenities

| | |
|----------------|---|
| Amenities | Air Conditioner, Closet Organizers, Deck, Detectors Smoke, Guest Suite, Party Room, Secured Parking, Television Connection, Vinyl Windows, Natural Gas BBQ Hookup, Rooftop Deck/Patio |
| Parking Spaces | 1 |
| Parking | Underground |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Fan Coil, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Direct Vent, Heatilator/Fan, Tile Surround |
| # of Stories | 5 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|-----------------------------|
| Exterior | Wood, Stone, Stucco |
| Exterior Features | Playground Nearby, Public T |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Stucco |
| Foundation | Concrete Perimeter |



Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 2nd, 2025 |
| Days on Market | 14 |
| Zoning | Zone 18 |
| Condo Fee | \$634 |

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Listing information last updated on April 16th, 2025 at 12:18pm MDT