

\$139,900 - 109 5520 Riverbend Road, Edmonton

MLS® #E4434424

\$139,900

2 Bedroom, 2.00 Bathroom, 1,109 sqft

Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

IT'S LIKE LIVING IN A HOTEL!! Use of the swimming pool, hot tub, sauna, exercise room, rooftop patio, free laundry, with access to walking trails right behind the unit. Enjoy the 2 bedrooms, 2 full bathrooms, renovated kitchen, HUGE living room/dining area that has patio doors that open onto green space! The condo fee includes: cable TV, internet, heat, power, water, sewer & garbage! What a dream! Note - this is an 18+ building!

Built in 1976

Essential Information

| | |
|----------------|------------------------|
| MLS® # | E4434424 |
| Price | \$139,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,109 |
| Acres | 0.00 |
| Year Built | 1976 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

Address 109 5520 Riverbend Road



| | |
|-------------|-----------------|
| Area | Edmonton |
| Subdivision | Brander Gardens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6H 5G9 |

Amenities

| | |
|----------------|--|
| Amenities | On Street Parking, Detectors Smoke, Intercom, No Animal Home, Parking-Visitor, Patio, Pool-Indoor, Recreation Room/Centre, Sauna; Swirlpool; Steam, Social Rooms, Rooftop Deck/Patio |
| Parking Spaces | 1 |
| Parking | Single Carport |
| Has Pool | Yes |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric, Window Coverings |
| Heating | Baseboard, Natural Gas |
| # of Stories | 3 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 3rd, 2025 |
| Days on Market | 8 |
| Zoning | Zone 14 |
| Condo Fee | \$843 |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS

RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 11th, 2025 at 8:32am MDT