

\$329,000 - 9515 160 Avenue, Edmonton

MLS® #E4442406

\$329,000

2 Bedroom, 2.50 Bathroom, 1,355 sqft

Condo / Townhouse on 0.00 Acres

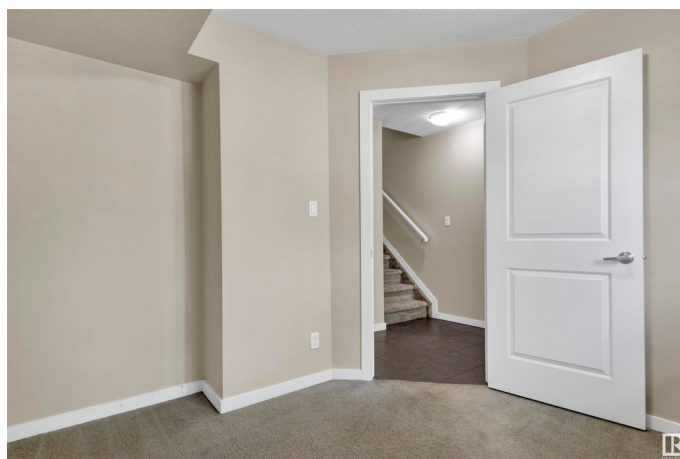
Eaux Claires, Edmonton, AB

Welcome to this modern and meticulously maintained 3-storey townhouse in the desirable community of Eaux Claires! Featuring 2 spacious bedrooms, a main floor den, and 2.5 bathrooms, this home offers over 1,350 sq ft of well-designed living space. The open-concept main floor showcases a bright kitchen with island seating and ample cabinetry. Upstairs, the primary suite includes a private 3-piece ensuite, while the second bedroom enjoys access to a 4-piece bathroom with dual entrances, creating a convenient semi-ensuite feel. The stacked washer & dryer are also located on the upper level for added convenience. On the ground floor, the den is complemented by a nearby half bath, making it an ideal office or flex space. A single attached garage and visitor parking add everyday ease. Steps from parks, schools, transit, and Namao Centre.

Built in 2014

Essential Information

MLS® #	E4442406
Price	\$329,000
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,355
Acres	0.00
Year Built	2014
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

Community Information

Address	9515 160 Avenue
Area	Edmonton
Subdivision	Eaux Claires
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0M4

Amenities

Amenities	Closet Organizers, Detectors Smoke, Exterior Walls- 2"x6", Low Flw/Dual Flush Toilet, No Animal Home, No Smoking Home, Parking-Visitor, Smart/Program. Thermostat, Vinyl Windows
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Microwave Hood Fan, Oven-Microwave, Refrigerator, Stacked Washer/Dryer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Level Land, Low Maintenance Landscape, No Back Lane, No Through Road, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed June 13th, 2025
Days on Market 3
Zoning Zone 28
Condo Fee \$175

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 June 15th, 2025 at 10:17pm MDT