

## \$269,000 - 315 15499 Castle Downs Road, Edmonton

MLS® #E4413451

**\$269,000**

2 Bedroom, 2.00 Bathroom, 1,019 sqft

Condo / Townhouse on 0.00 Acres

Beaumaris, Edmonton, AB

This is one of the few units with a **DOUBLE GARAGE & AIR CONDITIONING**. This unit features the **BEST VIEW** overlooking the lake from your **HUGE PATIO**. The courtyard hosts benches, gazebo & BBQ if you want to get up close to the **LAKE!** The 18+ building features a large **POOL**, guest suite, exercise room & social room. No shortage of things to do!! Featuring 2 bedrooms, 2 baths, & the primary with a large **SOAKER TUB** & seperate stand up shower. The other bathroom has jacuzzi. **IN SUITE LAUNDRY**, **HIGH CEILINGS** is one of the many **BONUS** features. Recent upgrades include all vinyl plank flooring, door casings, baseboards and paint. Located in the heart of Castle Downs, next to sobeyes, parks, schools, pharmacy, dentist/doctors, labs and library and bus. Condo fee includes heat, water & sewer.

Built in 1992

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4413451  |
| Price          | \$269,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,019     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1992                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 315 15499 Castle Downs Road |
| Area        | Edmonton                    |
| Subdivision | Beaumaris                   |
| City        | Edmonton                    |
| County      | ALBERTA                     |
| Province    | AB                          |
| Postal Code | T5X 5Y3                     |

### Amenities

|               |  |
|---------------|--|
| Amenities     | Air Conditioner, Gazebo, Guest Suite, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Patio, Pool-Indoor, Recreation Room/Centre, Social Rooms |
| Parking       | Double Garage Detached   |
| Is Waterfront | Yes  |
| Has Pool      | Yes  |

### Interior

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

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Backs Onto Lake, Fenced, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby, View Lake |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco   |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      November 12th, 2024  
Days on Market                169  
Zoning                              Zone 27  
Condo Fee                        \$607

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