

# \$199,000 - 116 2430 Guardian Road, Edmonton

MLS® #E4442812

**\$199,000**

2 Bedroom, 2.00 Bathroom, 852 sqft

Condo / Townhouse on 0.00 Acres

Glastonbury, Edmonton, AB

Main floor 2 bedroom and 2 bathroom condo in Grange Pointe. Located near the Whitemud and The Anthony Henday, also just a few steps away from shopping and public transportation. The condo offers 850 sqft, with in-suite laundry, a galley style kitchen and a quiet building to call home. Comes with one surface parking stall near the front door. Come live the condo lifestyle!

Built in 2004

## Essential Information

MLS® #	E4442812
Price	\$199,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	852
Acres	0.00
Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

## Community Information

Address	116 2430 Guardian Road
Area	Edmonton



Subdivision	Glastonbury
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 2P5

### Amenities

Amenities	Patio, Security Door
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Baseboard, Natural Gas
# of Stories	5
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 17th, 2025
Days on Market	51
Zoning	Zone 58
HOA Fees	63
HOA Fees Freq.	Annually
Condo Fee	\$334

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