

Courtesy of Jas Dogra of MaxWell Polaris

\$258,200 - # 223 1820 Rutherford Road, Edmonton

MLS® #E4137921

\$258,200

2 Bedroom, 2.00 Bathroom, 968 sqft
Condo / Townhouse on 0 Acres

Rutherford, Edmonton, AB

Clean, spacious, 2 bed 2 bath unit located on second floor with a south facing balcony in the sought after community of Rutherford. Steps away from a school & playground. Clean and contemporary decor welcomes you the moment you enter the large foyer with 2 elevators, heated underground parking with 24/7 open car wash bay. The kitchen in this unit is larger than many single family homes, Upgraded appliances, tile back splash and center island with an eat up bar. The kitchen opens to the living room with enough space for a dining table. Spacious master bedroom is a delight and would fit in a king bed. En-suite bathroom with a large counter top and a humongous walk in closet. The second bedroom and bathroom are good sized as well. The in suite stacked laundry with storage shelving creatively fitted to accommodate supplies. Sliding glass mirror closet doors. Morning sun brings in lots of sunshine into the unit. Custom cordless blinds and curtains included. 1 heated U/G parking. Come, see, believe.

Built in 2014

Essential Information

MLS® # E4137921

Price \$258,200



Bedrooms	2
Bedrooms Above Grade	2
Bathrooms	2.00
Full Baths	2
Has Ensuite	Y
Square Footage	968
Acres	0.02
Year Built	2014
Property Type	Condo / Townhouse
Building Type	Lowrise Apartment
Style	Single Level Apartment

Community Information

Condo Name	Crossroads of Rutherford
Address	# 223 1820 Rutherford Road
Area	Edmonton
Community	Rutherford
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2K6

Amenities

Features	Car Wash, Carbon Monoxide Detectors, Closet Organizers, Handicap Access, Laundry-In-Suite, No Smoking Home, Parking-Visitor, Security Door, Sprinkler System-Fire, Storage-In-Suite, Vinyl Windows
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Parking	Heated, Underground

Interior

Flooring	Carpet, Linoleum
Goods Included	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Cover, Refrigerator, Stove-Electric, Washer, Curtains and Blinds
Heating	Baseboard
Basement	None, No Basement
# of Stories	1

Exterior

Exterior	Stone, Stucco, Vinyl
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Roof	EPDM Membrane
Construction	Wood Frame
Foundation	Concrete

Additional Information

Condo Fee \$322

Condo Fee Includes Amenities Associated With HOA/Condo, Exterior Maintenance, Heat, Insurance for Common Areas, Janitorial Common Areas, Landscape and Snow Removal, Professional Management, Reserve Fund Contributions, Water/Sewer

Front Exposure North

Data is deemed reliable but is not guaranteed accurate by the REALTORS® Association of Edmonton.
Listing information last updated on January 21st, 2020 at 10:46am CST