

## \$158,800 - 226 5125 Riverbend Road, Edmonton

MLS® #E4426439

**\$158,800**

2 Bedroom, 2.00 Bathroom, 947 sqft

Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

Great 2 Bedroom 2 Bathroom condo in a Fantastic location! This apartment offers two master bedroom that added privacy and convenience. One with 4pc ensuite and the other with 3pc ensuite. The bright living room has west-facing with large windows that flood the living area with natural light. Sliding doors lead to a spacious balcony. kitchen is very functional with plenty of cabinets and a dishwasher. Dining area has room to entertain family and friends too! This building features a social room, an INDOOR POOL and hot tub! Situated just across from the prestigious Riverbend Junior High School, a quick 3-minute walk provides easy access to quality education for your children. With its prime location, you'll enjoy effortless access to Whitemud, and Southgate Shopping Centre. Direct bus to West Edmonton Mall or U of A. Nearby parks and recreational facilities add to the comfort and convenience of living here. Don't miss the opportunity to make this apartment your new home!

Built in 1978

### Essential Information

MLS® # E4426439

Price \$158,800

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	947
Acres	0.00
Year Built	1978
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	226 5125 Riverbend Road
Area	Edmonton
Subdivision	Brander Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 5K5

### **Amenities**

Amenities	Hot Tub, Pool-Indoor, See Remarks
Parking	Single Carport
Has Pool	Yes

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Tar & Gravel
Construction	Wood, Stucco

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      March 19th, 2025  
Days on Market                43  
Zoning                              Zone 14  
Condo Fee                        \$596

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 April 30th, 2025 at 11:02pm MDT