

## \$269,900 - 119 278 Suder Greens Drive, Edmonton

MLS® #E4445053

**\$269,900**

2 Bedroom, 2.00 Bathroom, 1,065 sqft

Condo / Townhouse on 0.00 Acres

Suder Greens, Edmonton, AB

Welcome to this beautiful lodge-inspired complex, with a wide array of amenities! Enjoy the stylish social room with games tables and a full kitchen, a well-equipped gym with a hot tub and steam room, two rooftop patios, and an outdoor patio with a screened-in gazebo. This well-maintained open-concept 2-bedroom, 2-bath condo features newer vinyl plank flooring and fresh paint. The spacious primary bedroom includes access to the large patio overlooking a serene park, a walk-in closet, and a full ensuite. The second bedroom is located on the opposite side of the unit for added privacy, next to the main bathroom. The generous kitchen offers ample counter space and cabinetry, a large center island, and new stainless steel appliances. Located just steps from the Lewis Estates Golf Course and close to shopping, public transportation, schools, and parks, this condo offers both comfort and convenience in a great location.

Built in 2004

### Essential Information

MLS® #	E4445053
Price	\$269,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	1,065
Acres	0.00
Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	119 278 Suder Greens Drive
Area	Edmonton
Subdivision	Suder Greens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 6V6

### Amenities

Amenities	Air Conditioner, Car Wash, Deck, Exercise Room, Gazebo, Hot Tub, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Patio, Recreation Room/Centre, Sauna; Swirlpool; Steam, Social Rooms, Sprinkler System-Fire, Storage-Locker Room, Rooftop Deck/Patio
Parking Spaces	1
Parking	Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioner-Window, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone
Exterior Features	Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone
Foundation	Slab

**Additional Information**

Date Listed	June 30th, 2025
Days on Market	1
Zoning	Zone 58
Condo Fee	\$547

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