

## \$261,500 - N/A, Edmonton

MLS® #E4442766

**\$261,500**

2 Bedroom, 2.00 Bathroom, 961 sqft

Condo / Townhouse on 0.00 Acres

Oxford, Edmonton, AB

You'll Love The Breathtaking Full Panoramic Lake View Offered from the Private Balcony of this 3rd /Top Floor Unit. Smoke/Pet Free Home. 2 Underground Heated Parking Stalls. This Bright, Sunny 2 Bedroom, 2 Bath Boasts an Open Floor Plan, Large Windows Offering An Abundance of Natural Light, Open Concept Kitchen, Wood Cabinetry, Centre Island, Luxury Vinyl Flooring, Corner Fireplace, Comfort Air Chiller System, Spacious Master with Mirrored Dual Closet Doors and 3pce. En-Suite, In-Suite Laundry with Storage, Balcony Gas Outlet And More. All this plus Ample Visitor Parking, One Assigned Storage Unit, and Elevator Just Steps From Your Condo Suite. Oxford Bay Is A Well-Managed Secured Complex Offering Exceptional Amenities (Social Room, Gym, Games Room, Theatre, Rooftop Patio, Gazebo), Plus Easy Access To City Transit, Downtown Amenities, Shopping, Parks, And Fast Convenient Access to the Anthony Henday Drive. Enjoy A Carefree Condo Lifestyle With This Turnkey Home, Ready To Move Into.

Built in 2005

### Essential Information

MLS® # E4442766

Price \$261,500



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	961
Acres	0.00
Year Built	2005
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	N/A
Area	Edmonton
Subdivision	Oxford
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0B4

### **Amenities**

Amenities	Air Conditioner, Exercise Room, Gazebo, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Recreation Room/Centre, Secured Parking, Security Door, Social Rooms, Storage-In-Suite, Vinyl Windows, Storage Cage, Natural Gas BBQ Hookup, Rooftop Deck/Patio
Parking Spaces	2
Parking	Heated
Is Waterfront	Yes

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Fan Coil, Natural Gas
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

**Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Lake, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, View Lake
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 17th, 2025
Days on Market	4
Zoning	Zone 27
Condo Fee	\$713

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