

## \$329,900 - 216 1316 Windermere Way, Edmonton

MLS® #E4429423

**\$329,900**

2 Bedroom, 2.00 Bathroom, 881 sqft

Condo / Townhouse on 0.00 Acres

Windermere, Edmonton, AB

Welcome to this TWO bedrooms, TWO full baths plus DEN condo unit in LUX at Upper Windermere - a luxury STEEL & CONCRETE condo building in a fabulous area. This unit offers an open concept and very functional floor plan. Features laminate flooring w/ 9'™ ceilings; A convenient DEN is off entry. Gourmet kitchen has ample ceiling height cabinets, quartz countertops, stainless steel appliances, canopy hood fan & full height mosaic glass backsplash. Primary bedroom comes with a walk-through closet & 4 pc ensuite w/ double sinks. One more good sized bedroom & one 4pc main bath. One titled & heated underground parking. In suite Laundry. A large west facing balcony with great pond view. Luxury condo living with great access to all amenities including public transportation, walking distance to shopping restaurants, banking, onsite daycare & pharmacy, a K-9 school and much more! \*\*\*Builder's Plan indicates 968 sq.ft for the enclosed area of this unit\*\*\*.

Built in 2019

### Essential Information

MLS® # E4429423

Price \$329,900

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	881
Acres	0.00
Year Built	2019
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	216 1316 Windermere Way
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2J3

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., See Remarks
Parking	Heated, Underground

### Interior

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

### Exterior

Exterior	Concrete, Composition, Metal
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Roll Roofing
Construction	Concrete, Composition, Metal

Foundation                      Slab

**Additional Information**

Date Listed                      April 6th, 2025  
Days on Market                27  
Zoning                              Zone 56  
Condo Fee                        \$452

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 May 3rd, 2025 at 6:17am MDT