

Courtesy Of Daniel N Garth Of Garth Realty Group Inc.

## \$209,998 - 406 5951 165 Avenue, Edmonton

MLS® #E4432837

### \$209,998

2 Bedroom, 2.00 Bathroom, 825 sqft  
Condo / Townhouse on 0.00 Acres

Matt Berry, Edmonton, AB

Welcome to Hudson Condominiums! Located on the TOP FLOOR, this TWO BEDROOM + TWO FULL BATH suite is a generous 825 SqFt. PLUS 2 titled parking stalls! Walk through the front door of this gorgeous home and you are welcomed by an open concept kitchen & living space. Enjoy a modern kitchen offering large countertops, centre island and substantial cupboard storage. Featuring in-suite laundry with stacked washer & dryer. PLENTY of extra storage in suite. Walkout west-facing deck is perfectly quiet & has natural gas BBQ connection. The building itself is situated in a prime northeast Edmonton location, a stone's throw to ample shopping and ALL amenities. Building boasts a rec room & fitness room! This home comes with 1 titled parking stall in a heated underground parkade + 1 titled outdoor stall, and there is also plenty of visitor parking out front the building. This unit has been meticulously well maintained and is great value, just turn the key and move in. This property is priced perfectly - don't miss out!

Built in 2008

### Essential Information

MLS® #	E4432837
Price	\$209,998



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	825
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	406 5951 165 Avenue
Area	Edmonton
Subdivision	Matt Berry
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0J6

### Amenities

Amenities	Closet Organizers, Deck, Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Storage-In-Suite, Vinyl Windows, See Remarks, Natural Gas BBQ Hookup
Parking Spaces	2
Parking	Heated, Stall, Underground, See Remarks

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 25th, 2025
Days on Market	6
Zoning	Zone 03
Condo Fee	\$523

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Listing information last updated on May 1st, 2025 at 8:02am MDT