

\$195,000 - 227 16303 95 Street, Edmonton

MLS® #E4460383

\$195,000

2 Bedroom, 2.00 Bathroom, 914 sqft

Condo / Townhouse on 0.00 Acres

Eaux Claires, Edmonton, AB

Twice the comfort, twice the convenience: two bedrooms, two bathrooms, two titled parking. This bright corner condo stands out with the rare bonus of TWO titled parking spots, one heated underground + one surface, both steps from the unit. Inside, the open kitchen with island + new stainless appliances flows into dining + living space anchored by a cozy gas fireplace. A west-facing balcony (with BBQ + gas line) adds sunshine + outdoor living. The primary suite features a walk-through closet + 4pc ensuite, while the second bedroom works perfectly for guests, a home office, or a roommate. A full bath, in-suite laundry/storage + underground storage cage complete the home. The well-kept building includes a fitness centre, games room + guest suite. All in a vibrant community near shops, parks, transit + quick access to Henday, Yellowhead + base.

Built in 2002

Essential Information

MLS® #	E4460383
Price	\$195,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	914
Acres	0.00



Year Built	2002
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	227 16303 95 Street
Area	Edmonton
Subdivision	Eaux Claires
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 3V1

Amenities

Amenities	Exercise Room, Parking-Visitor, Party Room, Security Door, Social Rooms, Storage Cage
Parking Spaces	2
Parking	Stall, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Fan Coil, Natural Gas
Fireplace	Yes
Fireplaces	Corner
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 2nd, 2025
Days on Market	12
Zoning	Zone 28
Condo Fee	\$490

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