# \$225,000 - 209 530 Hooke Road, Edmonton

MLS® #E4429342

#### \$225,000

2 Bedroom, 2.00 Bathroom, 1,066 sqft Condo / Townhouse on 0.00 Acres

Canon Ridge, Edmonton, AB

OVER LOOKING THE RAVINE, this QUIET ADULT CONDO LIVING (18+) could be yours! 2 Bedroom and 2 Full Baths with 1064 SQFT, Laminate and Ceramic Flooring throughout. CENTRAL A/C for the warm summer nights, and a large deck with a doorway from the living room and primary bedroom, that's south east facing to enjoy the birds and morning sunshine. Kitchen with large island and nice pantry room which includes stacked washer and dryer. But the perks don't stop there. The building offers a Social Room complete with a pool table, kitchen, patio, and a big-screen TVâ€"ideal for entertaining. Stay active in the top-notch exercise room, complete with a variety of equipment, showers, and a steam room. And this property comes with UNDERGROUND PARKING with Storage Cage, across from the Car Wash Bay to enjoy. Walk down to Hermitage Park, or drive to near by shopping. Easy access to Yellowhead & Henday Highways. Is this what you've been looking for?

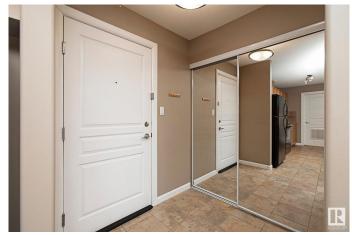
Built in 2004

## **Essential Information**

MLS® # E4429342 Price \$225,000

Bedrooms 2







Bathrooms 2.00 Full Baths 2

Square Footage 1,066 Acres 0.00 Year Built 2004

Type Condo / Townhouse
Sub-Type Apartment High Rise
Style Single Level Apartment

Status Active

# **Community Information**

Address 209 530 Hooke Road

Area Edmonton

Subdivision Canon Ridge

City Edmonton
County ALBERTA

Province AB

Postal Code T5A 5J5

### **Amenities**

Amenities Carbon Monoxide Detectors, Closet Organizers, Deck, Exercise Room,

Intercom, Parking-Extra, Party Room, Secured Parking, Vinyl Windows,

Storage Cage

Parking Spaces 1

Parking Underground

#### Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Hood Fan, Refrigerator,

Stacked Washer/Dryer, Stove-Electric, Window Coverings

Heating Forced Air-1, Natural Gas

# of Stories 4
Stories 1

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Stucco

Exterior Features Backs Onto Park/Trees, Public Swimming Pool, Public Transportation,

River Valley View, Shopping Nearby

Roof Tar & amp; Gravel

Construction Wood, Stucco

Foundation Concrete Perimeter

## **Additional Information**

Date Listed April 4th, 2025

Days on Market 25

Zoning Zone 35

Condo Fee \$665

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