

Courtesy Of Liz Gray Of McCrae Property Management Ltd.

\$239,900 - 410 2584 Anderson Way, Edmonton

MLS® #E4462934

\$239,900

2 Bedroom, 1.00 Bathroom, 819 sqft
Condo / Townhouse on 0.00 Acres

Ambleside, Edmonton, AB

Welcome to The Ion in Ambleside! Perfectly located beside a park and pond, this vibrant community offers top amenities: a fitness room, guest suite, party room, underground parking with storage, covered BBQ area, visitor parking, and landscaped grounds that create a true community feel. This well laid out, top floor, south facing unit is complete with dark hardwood flooring, espresso cabinets, 6 stainless appliances, stacked laundry, granite sink and countertops throughout. A bright dining room with lots of natural light, perfect for entertaining. The master bedroom includes a walk in closet with built in cabinets for convenience, a south facing window, second bedroom provides additional space for guests or home office. A large, executive bathroom with glass shower and a deep soaker tub. One, titled underground parking stall with storage cage. Walking distance to Windermere shopping, restaurants, theatre, banks, etc.

Built in 2011

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4462934 |
| Price | \$239,900 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |



| | |
|----------------|------------------------|
| Full Baths | 1 |
| Square Footage | 819 |
| Acres | 0.00 |
| Year Built | 2011 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 410 2584 Anderson Way |
| Area | Edmonton |
| Subdivision | Ambleside |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 0R2 |

Amenities

| | |
|-----------|--|
| Amenities | Exercise Room, Guest Suite, Intercom, Parking-Visitor, Social Rooms, See Remarks |
| Parking | Parkade |

Interior

| | |
|--------------|--|
| Appliances | Air Conditioner-Window, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Baseboard, Hot Water, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Composition |
| Exterior Features | Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Tar & Gravel |
| Construction | Wood, Composition |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|--------------------|
| Date Listed | October 21st, 2025 |
| Days on Market | 5 |
| Zoning | Zone 56 |
| HOA Fees | 100 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$531 |

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 October 26th, 2025 at 4:47pm MDT