\$262,900 - 116 320 Ambleside Link, Edmonton

MLS® #E4443530

\$262,900

2 Bedroom, 2.00 Bathroom, 843 sqft Condo / Townhouse on 0.00 Acres

Ambleside, Edmonton, AB

Welcome to L'Attitude Studios in the desirable community of Ambleside. Offering 2 bedrooms, 2 bathrooms and 2 titled parking stalls (one underground & one surface), this unit is a must see! Bright and inviting upon entering with beautiful vinyl plank flooring and large windows. The kitchen island is a dream for entertaining. The built-in work space is perfect for kids, students or those working from home. Bedrooms are located on opposite sides of the unit for maximum privacy. Additional features include: storage cage, exercise room, social room with pool table, and a guest suite available for rent. Conveniently located within walking distance of walking trails, public transit, Currents of Windermere shopping complex, schools, playground, and restaurants.

Built in 2014

Essential Information

MLS® # E4443530 Price \$262,900

Bedrooms 2
Bathrooms 2.00
Full Baths 2

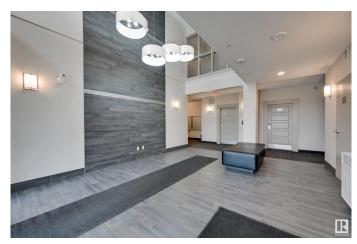
Square Footage 843

Acres 0.00

Year Built 2014







Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

Community Information

Address 116 320 Ambleside Link

Area Edmonton
Subdivision Ambleside
City Edmonton
County ALBERTA

Province AB

Postal Code T6W 2Z9

Amenities

Amenities Carbon Monoxide Detectors, Detectors Smoke, Exercise Room, Guest

Suite, No Animal Home, No Smoking Home, Parking-Visitor, Social

Rooms, Sprinkler System-Fire, Vinyl Windows, Storage Cage

Parking Spaces 2

Parking Stall, Underground

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Control, Microwave Hood Fan, Refrigerator,

Stacked Washer/Dryer, Stove-Electric, Window Coverings

Heating Baseboard, Natural Gas, Water

of Stories 4
Stories 1

Has Basement Yes

Basement None, No Basement

Exterior

Exterior Wood, Brick, Stucco

Exterior Features Airport Nearby, Flat Site, Golf Nearby, Playground Nearby, Public

Transportation, Schools, Shopping Nearby

Roof Tar & T

Additional Information

Date Listed June 20th, 2025

Days on Market 70

Zoning Zone 56

HOA Fees 50

HOA Fees Freq. Annually

Condo Fee \$492

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 August 28th, 2025 at 9:47pm MDT