

# \$249,900 - 30 16231 19 Avenue, Edmonton

MLS® #E4435050

## \$249,900

1 Bedroom, 1.00 Bathroom, 609 sqft  
Condo / Townhouse on 0.00 Acres

Glenridding Ravine, Edmonton, AB

FULLY LANDSCAPED! Welcome to Essential Glenridding, where luxury living meets modern convenience! This stunning new 1 BED PLUS DEN features new designer finishes that will take your breath away. An open concept plan with 9ft ceilings, that offers a full bath, laundry room, a bedroom, den and a convenient single attached garage. The private patio is the perfect addition for hosting summer BBQs or relaxing after a long day. The kitchen features quartz countertops and upgraded cabinets. It's the perfect space to whip up your favourite meals or entertain friends and family. This home also comes with a generous \$3,000 appliance allowance. Don't miss out! Photos are of a 2 bed unit, and may differ from actual property. Appliances not included.

Built in 2024

### Essential Information

MLS® #	E4435050
Price	\$249,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	609
Acres	0.00
Year Built	2024



Type	Condo / Townhouse
Sub-Type	Townhouse
Style	Single Level Apartment
Status	Active

### Community Information

Address	30 16231 19 Avenue
Area	Edmonton
Subdivision	Glenridding Ravine
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5C6

### Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, Vinyl Windows, See Remarks
Parking	Single Garage Attached

### Interior

Appliances	Garage Control, Garage Opener, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Schools, Ski Hill Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Joan Carr Catholic School
High	Dr. Anne Anderson High

### Additional Information

Date Listed	May 5th, 2025
Days on Market	4

Zoning	Zone 56
Condo Fee	\$137

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 May 9th, 2025 at 3:47am MDT