

# \$245,900 - 403 14810 51 Avenue, Edmonton

MLS® #E4432612

## \$245,900

2 Bedroom, 2.00 Bathroom, 1,670 sqft  
Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

Discover sophisticated living in this expansive 2-bedroom, 1670 sq ft unit at Country Gardens, a premier 40+ community. Boasting engineered hardwood floors and a spacious professionally designed kitchen with stainless steel appliances and a large breakfast bar, this home is designed for comfort and style. The living area features a dual-sided gas fireplace, viewable from the living room and large dining area, perfect for gatherings. The master suite offers a double walk-in closet and a luxurious 3-piece ensuite, while the second bedroom is generously sized. Additional comforts include a cozy den and a large south-facing balcony with storage. Enjoy top-notch amenities like an indoor swimming pool, hot tub, sauna, and a beautiful courtyard. Building features new roof, new balconies, newer windows, new pool liner.

Built in 1976

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4432612  |
| Price          | \$245,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,670     |
| Acres          | 0.00      |
| Year Built     | 1976      |



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

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 403 14810 51 Avenue |
| Area        | Edmonton            |
| Subdivision | Brander Gardens     |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6H 5G5             |

### Amenities

|           |  |
|-----------|--|
| Amenities | Air Conditioner, Hot Tub, Pool-Indoor, Sauna; Swirlpool; Steam |
| Parking   | Underground, See Remarks                                       |
| Has Pool  | Yes  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Stone Facing   |
| # of Stories      | 4  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco  |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stucco  |
| Foundation        | Concrete Perimeter  |

### Additional Information

Date Listed April 24th, 2025

Days on Market 4

Zoning Zone 14

Condo Fee \$1,505

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 April 28th, 2025 at 9:17am MDT