

\$164,850 - 416 1188 Hyndman Road, Edmonton

MLS® #E4398893

\$164,850

2 Bedroom, 2.00 Bathroom, 910 sqft

Condo / Townhouse on 0.00 Acres

Canon Ridge, Edmonton, AB

4th floor, top, condo with River Valley view, from balcony, featuring 2 bedrooms, 2 full bathroom, with over 900 square foot of space. Unit has an island breakfast bar and separate counter space floor cooking or appliances. Large corner, L shaped, balcony with ample space for barbecue and table. Master bedroom is large with walk-through closet and full washroom. 2nd room can either be a bedroom or office. In suite laundry with washer, dryer and freezer. This complex location has good access to schools, and access to biking/hiking at Heritage River Valley and Rundle parks. The unit comes with a tandem outdoor parking with electrical outlet. The pictured furnishing are available with unit.

Built in 2009

Essential Information

| | |
|----------------|-------------------|
| MLS® # | E4398893 |
| Price | \$164,850 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 910 |
| Acres | 0.00 |
| Year Built | 2009 |
| Type | Condo / Townhouse |



| | |
|----------|------------------------|
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 416 1188 Hyndman Road |
| Area | Edmonton |
| Subdivision | Canon Ridge |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5A 0E9 |

Amenities

| | |
|-----------|---------------------------------------------------------------------------------------|
| Amenities | Deck, Detectors Smoke, Parking-Plug-Ins, Sprinkler System-Fire, Television Connection |
| Parking | 2 Outdoor Stalls, Over Sized |

Interior

| | |
|-------------------|-------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Freezer, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating | Baseboard, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---------------------------------------------------------------------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | Backs Onto Park/Trees, Low Maintenance Landscape, Not Fenced, River Valley View |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | July 24th, 2024 |
| Days on Market | 269 |
| Zoning | Zone 35 |

Condo Fee \$590

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 19th, 2025 at 6:17pm MDT