

\$259,980 - 39 9515 160 Avenue, Edmonton

MLS® #E4458560

\$259,980

2 Bedroom, 2.50 Bathroom, 1,346 sqft

Condo / Townhouse on 0.00 Acres

Eaux Claires, Edmonton, AB

This very well kept unit is located in the heart of Eaux Claires close to the main bus Terminal and all shopping, dining and other amenities you would want and need. This unit is sunny and bright with a wide open floor plan, dark laminate floors with tiled entrances & baths. Spacious living room and family sized dining room. Beautiful kitchen, granite countertops, lots of cabinets, stainless appliances, nice lighting, small granite bar niche. 2 piece bath on main. Upstairs you will find a large primary bedroom, double mirrored closet and a 3 piece en suite bath. Second primary bedroom upstairs w/ a door to the main 4 piece bath. Bonus 3rd bedroom or den/flex room on the main floor. Single attached over sized garage. There is no better location than this! Make your life easy!! Minutes to the Base and all the Anthony Henday.

Built in 2014

Essential Information

MLS® #	E4458560
Price	\$259,980
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,346



Acres	0.00
Year Built	2014
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	39 9515 160 Avenue
Area	Edmonton
Subdivision	Eaux Claires
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0M4

Amenities

Amenities	See Remarks
Parking	Over Sized, Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Landscaped, Park/Reserve, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 19th, 2025
-------------	----------------------

Days on Market 38
Zoning Zone 28
Condo Fee \$175

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 27th, 2025 at 8:32pm MDT