

\$269,900 - 116 320 Ambleside Link, Edmonton

MLS® #E4443530

\$269,900

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 | \$269,900 |
| 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 & Gravel |
| Construction | Wood, Brick, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 20th, 2025 |
| Days on Market | 3 |
| Zoning | Zone 56 |
| HOA Fees | 50 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$492 |

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Listing information last updated on June 23rd, 2025 at 2:17am MDT