

Courtesy Of Christine Tetreault Of One Percent Realty

## \$250,000 - 435 16035 132 Street, Edmonton

MLS® #E4440331

### \$250,000

2 Bedroom, 2.00 Bathroom, 959 sqft  
Condo / Townhouse on 0.00 Acres

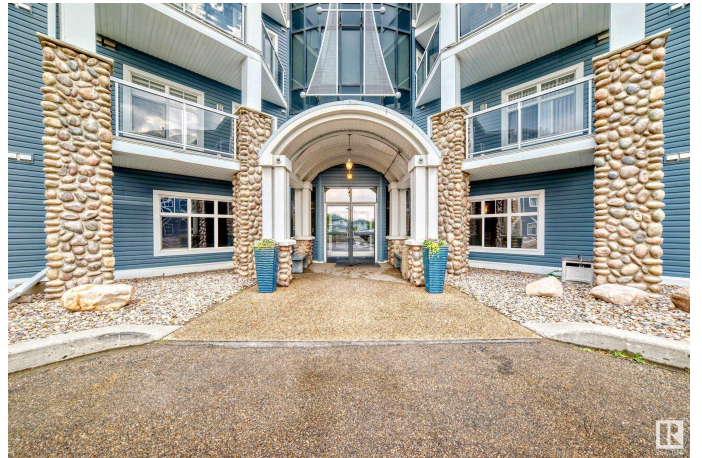
Oxford, Edmonton, AB

Stunning top-floor suite in Oxford Bay with spectacular views! This bright and impeccably maintained 2 bed, 2 bath unit features large windows, an open layout, and a spacious kitchen with granite countertops, wood cabinets, and a center island. The inviting living room includes a corner fireplace and sliding doors that open to a balcony with gas BBQ hookup. The primary bedroom offers ample closet space and an ensuite, while the second bedroom and in-suite laundry/storage add convenience. With an abundance of sunlight, a "cool air" system keeps the unit cool for those warmer summer nights. Includes same-floor storage cage and 2 heated underground parking stalls. Enjoy walking trails, a nearby lake, and close proximity to all essential amenities. Oxford Bay also offers fantastic amenities: gym, games room, theatre, and more – Move-in ready! Priced to sell and fees include some utilities such as water, sewage and gas.

Built in 2005

### Essential Information

MLS® #	E4440331
Price	\$250,000
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	959
Acres	0.00
Year Built	2005
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	435 16035 132 Street
Area	Edmonton
Subdivision	Oxford
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0B4

### **Amenities**

Amenities	Deck, Exercise Room, Gazebo, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Secured Parking, Social Rooms, Storage-Locker Room, Natural Gas BBQ Hookup, Rooftop Deck/Patio
Parking	Underground
Is Waterfront	Yes

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garburator, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Fan Coil, Natural Gas
Fireplace	Yes
Fireplaces	Corner
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Vinyl
----------	--------------------

Exterior Features	Backs Onto Lake, Public Transportation, Shopping Nearby, View Downtown
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 4th, 2025
Days on Market	29
Zoning	Zone 27
Condo Fee	\$713

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 July 3rd, 2025 at 5:02pm MDT