

## \$214,900 - 402 274 Mcconachie Drive, Edmonton

MLS® #E4454639

**\$214,900**

1 Bedroom, 2.00 Bathroom, 970 sqft

Condo / Townhouse on 0.00 Acres

McConachie Area, Edmonton, AB

Quiet and convenient, this well kept 2 bedroom 2 bathroom top floor corner unit has 2 underground, titled parking stalls - 1 next to the elevator and 1 next to the stairs. Large balcony and central AC, quartz countertops and stainless steel appliances. Excellent location with easy access to transit, school, work, shopping, the Anthony Henday and all points. Pet friendly up to 15 kg weight with board approval.

Built in 2014

### Essential Information

|                |                       |
|----------------|-----------------------|
| MLS® #         | E4454639              |
| Price          | \$214,900             |
| Bedrooms       | 1                     |
| Bathrooms      | 2.00                  |
| Full Baths     | 2                     |
| Square Footage | 970                   |
| Acres          | 0.00                  |
| Year Built     | 2014                  |
| Type           | Condo / Townhouse     |
| Sub-Type       | Lowrise Apartment     |
| Style          | Multi Level Apartment |
| Status         | Active                |

### Community Information

Address 402 274 Mcconachie Drive



|             |                 |
|-------------|-----------------|
| Area        | Edmonton        |
| Subdivision | McConachie Area |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 3N4         |

### **Amenities**

|                |                                                                                         |
|----------------|-----------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Exercise Room, Parking-Visitor, Secured Parking, Sprinkler System-Fire |
| Parking Spaces | 2                                                                                       |
| Parking        | Underground                                                                             |

### **Interior**

|                   |                                                                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                             |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garburator, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Hot Water, Natural Gas                                                                                                                       |
| # of Stories      | 4                                                                                                                                            |
| Stories           | 4                                                                                                                                            |
| Has Basement      | Yes                                                                                                                                          |
| Basement          | None, No Basement                                                                                                                            |

### **Exterior**

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                 |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Tar & Gravel                                                       |
| Construction      | Wood, Stone, Vinyl                                                 |
| Foundation        | Concrete Perimeter                                                 |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 23rd, 2025 |
| Days on Market | 14                |
| Zoning         | Zone 03           |
| Condo Fee      | \$612             |

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