

## \$224,500 - 416 667 Watt Boulevard, Edmonton

MLS® #E4440135

**\$224,500**

2 Bedroom, 2.00 Bathroom, 755 sqft

Condo / Townhouse on 0.00 Acres

Walker, Edmonton, AB

Immaculate top-floor 2 bedroom + den condo in the desirable community of Walker Lakes! This bright and spacious unit features vaulted ceilings in the living room and a modern open-concept layout, perfect for both relaxing and entertaining. The bedrooms are thoughtfully placed on opposite sides of the unit—ideal for roommates or added privacy. The primary bedroom includes a walkthrough closet and a 3-piece ensuite. You'll also find a versatile den space, in-suite laundry, and the convenience of underground parking. The well-maintained complex offers great amenities including a social room and an exercise room. Located with easy access to Anthony Henday, shopping, schools, and transit. Whether you're a first-time buyer, downsizer, or investor, this condo has it all.

Built in 2014

### Essential Information

MLS® #	E4440135
Price	\$224,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	755
Acres	0.00
Year Built	2014



Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	416 667 Watt Boulevard
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0Y2

### Amenities

Amenities	Club House, Parking-Visitor, Security Door
Parking Spaces	1
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Oven-Microwave, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 3rd, 2025
Days on Market	17

Zoning	Zone 53
Condo Fee	\$507

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