

## \$270,000 - 318 1144 Adamson Drive, Edmonton

MLS® #E4438714

**\$270,000**

2 Bedroom, 2.00 Bathroom, 778 sqft

Condo / Townhouse on 0.00 Acres

Allard, Edmonton, AB

WELCOME TO ELAN! Another exceptional project by Carrington Communities! This 2 bed, 2 bath suite offers a partial ravine view and is loaded with upgrades: stainless steel appliances, full-height backsplash, quartz countertops throughout, pendant lighting, laminate & tile flooring, in-suite laundry, pantry, and a built-in tech center with added storage. The primary suite features a walk-through his & hers mirrored closet and a spacious 5' walk-in shower. Enjoy your private balcony with a natural gas BBQ line and one underground parking stall. Building amenities include a state-of-the-art fitness center, social room with wet bar & billiards, and video surveillance. Nestled next to the ravine, you're just minutes from scenic trails, shopping, transit, and Anthony Henday access. Don't miss your chance to own in this fantastic location!

Built in 2014

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4438714  |
| Price          | \$270,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 778       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2014                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 318 1144 Adamson Drive |
| Area        | Edmonton               |
| Subdivision | Allard                 |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6W 2X7                |

### Amenities

|           |                              |
|-----------|------------------------------|
| Amenities | Exercise Room, Social Rooms  |
| Parking   | Heated, Parkade, Underground |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Baseboard, Natural Gas   |
| # of Stories      | 4  |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, See Remarks  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick, Stucco  |
| Exterior Features | Airport Nearby, Creek, Golf Nearby, Park/Reserve, Playground Nearby, Ravine View, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Brick, Stucco  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 27th, 2025 |
| Days on Market | 21             |
| Zoning         | Zone 55        |
| Condo Fee      | \$401          |

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Listing information last updated on June 17th, 2025 at 4:47am MDT