

Courtesy Of Janeen Tinker Of Real Broker

\$325,000 - 100 9316 82 Avenue, Edmonton

MLS® #E4423805

\$325,000

2 Bedroom, 1.50 Bathroom, 1,076 sqft
Condo / Townhouse on 0.00 Acres

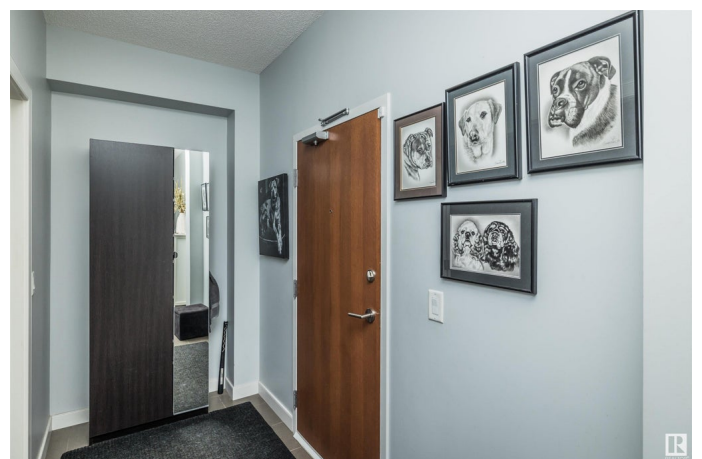
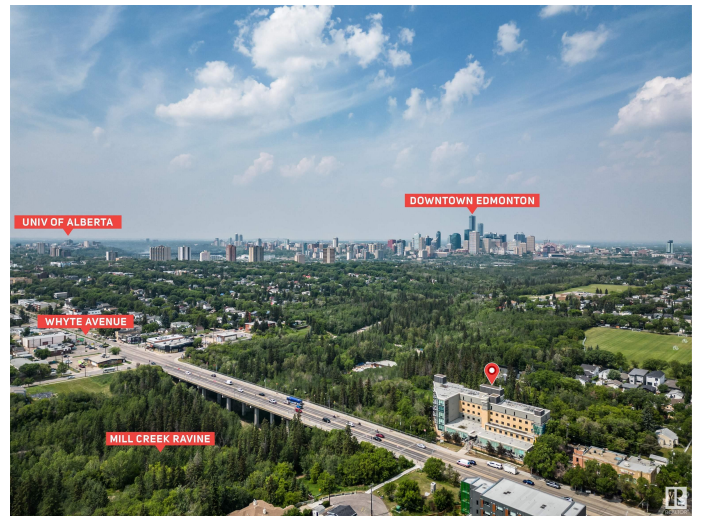
Bonnie Doon, Edmonton, AB

A one-of-a-kind floor plan, located in the glass-enclosed section of Trinity Pointe, w/no units above. Sundrenched south exposure - it offers floor to ceiling windows, concrete & steel construction, air conditioning & in-suite laundry. The building's gym is conveniently located on the same level. Features include a gorgeous chef's kitchen w/gas stove top, wall oven, built-in microwave, granite countertops, undermount sink & gourmet hood fan. Primary bedroom-also w/ floor to ceiling windows, has a large walk-in closet, and is adjacent to the 4-piece bathroom w/oversized tub. The second bedroom/den is huge & is tucked away from the main living area, so perfectly situated as a private home office and/or guest suite. The 2nd bathroom is very large w/lots of room for storage too. Enjoy main floor living with the expansive south facing patio & added perks from being a former show suite: upgraded hardwood, built-in closet organizers, extra large patio& titled prkg in the private garage.

Built in 1992

Essential Information

MLS® #	E4423805
Price	\$325,000
Bedrooms	2
Bathrooms	1.50



Full Baths	1
Half Baths	1
Square Footage	1,076
Acres	0.00
Year Built	1992
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	100 9316 82 Avenue
Area	Edmonton
Subdivision	Bonnie Doon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 0Z6

Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Exercise Room
Parking	Parkade

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings
Heating	Heat Pump, Natural Gas
# of Stories	5
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Concrete, Brick
Exterior Features	Golf Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, See Remarks
Roof	Unknown
Construction	Concrete, Brick
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 3rd, 2025
Days on Market	33
Zoning	Zone 18
Condo Fee	\$686

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Listing information last updated on April 5th, 2025 at 8:02am MDT