

## \$265,000 - 212 8730 82 Avenue, Edmonton

MLS® #E4458827

### \$265,000

2 Bedroom, 2.00 Bathroom, 925 sqft

Condo / Townhouse on 0.00 Acres

Bonnie Doon, Edmonton, AB

This beautiful condo is the best for the inside and out. You will have long lasting pride of ownership whenever you look at this amazingly designed and gorgeous building from the outside and you will be even more proud when you open the door. You are greeted with a spacious layout, top quality flooring, cabinetry, stainless steel appliances & fixtures. The kitchen is well thought out with plenty of room. The master bedroom is large and comes with a double walk through closet to your 4 piece ensuite. It also comes with a lovely view from your patio, full size in-suite laundry and heated underground parking. This outstanding condo is conveniently close to the Bonnie Doon LRT Station, University, River Valley, Downtown and Whyte Avenue. You truly can have it all.

Built in 2009

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4458827  |
| Price          | \$265,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 925       |
| Acres          | 0.00      |
| Year Built     | 2009      |



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

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 212 8730 82 Avenue |
| Area        | Edmonton           |
| Subdivision | Bonnie Doon        |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6C 0Z1            |

### Amenities

|           |                                 |
|-----------|---------------------------------|
| Amenities | No Animal Home, No Smoking Home |
| Parking   | Heated, Underground             |

### Interior

|                   |                                                                                                                                      |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                     |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating           | Forced Air-1, Natural Gas                                                                                                            |
| # of Stories      | 4                                                                                                                                    |
| Stories           | 1                                                                                                                                    |
| Has Basement      | Yes                                                                                                                                  |
| Basement          | None, No Basement                                                                                                                    |

### Exterior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco                                                             |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | EPDM Membrane                                                                   |
| Construction      | Wood, Stone, Stucco                                                             |
| Foundation        | Concrete Perimeter                                                              |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 21st, 2025 |
| Days on Market | 45                   |

|           |         |
|-----------|---------|
| Zoning    | Zone 18 |
| Condo Fee | \$482   |

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Listing information last updated on November 5th, 2025 at 7:47pm MST