

## \$208,000 - 226 279 Suder Greens Drive, Edmonton

MLS® #E4462569

**\$208,000**

2 Bedroom, 2.00 Bathroom, 829 sqft

Condo / Townhouse on 0.00 Acres

Breckenridge Greens, Edmonton, AB

TWO Bedrooms, TWO Bathrooms, TWO Parking Stalls... all in the Grande Lewis Estates! A great condo in a quiet well-run building featuring all that you could ever need. A spacious layout w/ bedrooms on opposite sides of the unit, ideal for couples, roommates, and/or families. The open concept layout allows for a large dining table to accommodate all guests. Kitchen is complete w/ upgraded granite countertops + stainless steel appliances. As if this weren't enough, this condo comes w/ AIR CONDITIONING for summer days and a balcony overlooking the courtyard with a gas line for BBQing. There's a convenient laundry/storage unit w/ stacked washer/dryer and loads of space for pantry items and storage. UNDERGROUND PARKING w/ Storage Cage + Surface Stall. Well maintained by the same owner for 15 years! A great building by the LEWIS ESTATES GOLF COURSE with a gym, party room, library, putting green, + updated common spaces and hallways. CLOSE TO ALL AMENITIES, Costco, Restaurants, Henday, new LRT, etc. PETS ARE OK !

Built in 2004

### Essential Information

MLS® # E4462569

Price \$208,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 829                    |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 226 279 Suder Greens Drive |
| Area        | Edmonton                   |
| Subdivision | Breckenridge Greens        |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T5T 6X6                    |

### Amenities

|                |                                                                                                                      |
|----------------|----------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Deck, Exercise Room, Guest Suite, Parking-Visitor, Party Room, Storage Cage, Natural Gas BBQ Hookup |
| Parking Spaces | 2                                                                                                                    |
| Parking        | Heated, Stall, Underground                                                                                           |

### Interior

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

### Exterior

|                   |                                                                                                                               |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco                                                                                                           |
| Exterior Features | Golf Nearby, Landscaped, No Through Road, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                              |
| Construction      | Wood, Stone, Stucco                                                                                                           |
| Foundation        | Concrete Perimeter                                                                                                            |

### **Additional Information**

Date Listed            October 17th, 2025

Days on Market      2

Zoning                Zone 58

Condo Fee            \$526

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Listing information last updated on October 19th, 2025 at 4:17pm MDT