

## \$214,900 - 414 5404 7 Ave, Edmonton

MLS® #E4447827

**\$214,900**

2 Bedroom, 2.00 Bathroom, 712 sqft

Condo / Townhouse on 0.00 Acres

Charlesworth, Edmonton, AB

Welcome to the vibrant community of Charlesworth! Step into this TOP FLOOR beautifully maintained 2 bed + 2-bath condo offering an open-concept layout perfect for both relaxing and entertaining. The modern kitchen features sleek SS appliances, while the spacious living area opens up to a large balcony - ideal for enjoying your morning coffee or evening unwind. The primary bedroom boasts a private 4-piece ensuite, and with 2 UNDERGROUND PARKING STALLS, convenience is always at your doorstep. Located just minutes from South Common and within walking distance to Superstore, restaurants, and a variety of shopping options, this home offers unbeatable accessibility. Commuting is a breeze with close proximity to public transportation and easy access to Anthony Henday Drive. Don't miss your chance to own this gem in South Edmonton – a perfect blend of comfort, convenience, and community!

Built in 2018

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4447827  |
| Price     | \$214,900 |
| Bedrooms  | 2         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 712                    |
| Acres          | 0.00                   |
| Year Built     | 2018                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 414 5404 7 Ave |
| Area        | Edmonton       |
| Subdivision | Charlesworth   |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6X 2K4        |

### Amenities

|           |                                                  |
|-----------|--------------------------------------------------|
| Amenities | No Animal Home, No Smoking Home, Parking-Visitor |
| Parking   | Heated, Underground, See Remarks                 |

### Interior

|                   |                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Baseboard, Water                                                                                   |
| # of Stories      | 4                                                                                                  |
| Stories           | 4                                                                                                  |
| Has Basement      | Yes                                                                                                |
| Basement          | None, No Basement                                                                                  |

### Exterior

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                    |
| Exterior Features | Landscaped, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                      |
| Construction      | Wood, Stone, Vinyl                                                    |
| Foundation        | Concrete Perimeter                                                    |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 15th, 2025 |
| Days on Market | 26              |
| Zoning         | Zone 53         |
| Condo Fee      | \$453           |

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Listing information last updated on August 9th, 2025 at 11:47pm MDT