

Courtesy Of Jeffrey LeHoux Of Exp Realty

\$284,900 - 731 5151 Windermere Boulevard, Edmonton

MLS® #E4449576

\$284,900

2 Bedroom, 2.00 Bathroom, 890 sqft
Condo / Townhouse on 0.00 Acres

Ambleside, Edmonton, AB

Welcome to Signature at Ambleside, one of SW Edmonton's most sought-after addresses - where modern elegance, everyday convenience, and a sense of community come together seamlessly. This sophisticated 2-bedroom, 2-bath condo offers a thoughtfully designed layout featuring stone countertops, top-tier stainless steel appliances, kitchen undermount sink with wash wand, and in-suite laundry. Oversized 11' x 7' x 6' balcony with a fantastic view & a secured underground parking stall with a 4'x10' storage just across from the Elevator. The building is truly exceptional. Enjoy a full suite of amenities, including: outdoor BBQ & patio areas, elegant concierge lobby, expansive social lounge with fireplace lounge, reading area, and pool table, and hosting kitchen. Be inspired to get active in the massive state-of-the-art fitness centre or take a relaxing stroll along the scenic walking paths and pond behind the building. This iconic building located in the heart of Windermere redefines elevated urban living!

Built in 2014

Essential Information

MLS® #	E4449576
Price	\$284,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	890
Acres	0.00
Year Built	2014
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

Community Information

Address	731 5151 Windermere Boulevard
Area	Edmonton
Subdivision	Ambleside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2K4

Amenities

Amenities	Carbon Monoxide Detectors, Detectors Smoke, Exercise Room, No Smoking Home, Parking-Visitor, Party Room, Recreation Room/Centre, Secured Parking, Security Door, Social Rooms, Vinyl Windows, Concierge Service, Storage Cage
Parking	Heated, Parkade, Underground
Is Waterfront	Yes

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Heat Pump, Natural Gas
# of Stories	8
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Concrete, Stone, Stucco
Exterior Features	Backs Onto Park/Trees, Landscaped, Park/Reserve, Public Transportation, Schools, Shopping Nearby, Stream/Pond
Roof	Tar & Gravel
Construction	Concrete, Stone, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 24th, 2025
Days on Market	117
Zoning	Zone 56
Condo Fee	\$575

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Listing information last updated on November 18th, 2025 at 7:02am MST