

# \$220,000 - 114 2430 Guardian Road, Edmonton

MLS® #E4443837

**\$220,000**

2 Bedroom, 2.00 Bathroom, 821 sqft

Condo / Townhouse on 0.00 Acres

Glastonbury, Edmonton, AB

Main floor condo in the Grange Pointe complex. Easy access to the Whitemud and the Anthony Henday. This bedroom and 2 bath condo is ideal for 1st time owner or an investment. Close to shopping and public transit. Comes with one surface parking stall. Come live the condo lifestyle!

Built in 2004

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4443837               |
| Price          | \$220,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 821                    |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | 114 2430 Guardian Road |
| Area        | Edmonton               |
| Subdivision | Glastonbury            |



|             |          |
|-------------|----------|
| City        | Edmonton |
| County      | ALBERTA  |
| Province    | AB       |
| Postal Code | T5T 2P5  |

### Amenities

|                |                                       |
|----------------|---------------------------------------|
| Amenities      | Parking-Visitor, Patio, Security Door |
| Parking Spaces | 1                                     |
| Parking        | Stall                                 |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Baseboard, Natural Gas   |
| # of Stories      | 5  |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

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

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 22nd, 2025 |
| Days on Market | 22              |
| Zoning         | Zone 58         |
| HOA Fees       | 63              |
| HOA Fees Freq. | Annually        |
| Condo Fee      | \$326           |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 14th, 2025 at 5:32pm MDT