

\$199,800 - 106 5125 Riverbend Road, Edmonton

MLS® #E4430315

\$199,800

3 Bedroom, 2.00 Bathroom, 1,100 sqft

Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

RARE 3 BEDROOM 2 FULL BATHROOM MAIN FLOOR UNIT WITH 2 PARKING STALLS! This is by far the lowest priced 3 bedroom 2 full bathroom property available in the sought after Riverbend area! The building also features an incredible indoor pool & hot tub area (which has undergone recent improvements), sauna, & social/billiards room. This convenient main floor unit offers a large living room area & dining room that open to the relaxing patio facing greenspace. The primary bedroom features a 3 piece ensuite and double closets while bedrooms 2 & 3 are on the other side of the unit next to the 4-piece hallway bathroom. Outside there are two parking stalls, one of which is covered! Located in the beautiful Brander Gardens neighbourhood, steps from the River Valley, great schools, & plenty of nearby amenities. Condo fee includes heat and water! Come check it out!

Built in 1978

Essential Information

| | |
|------------|-----------|
| MLS® # | E4430315 |
| Price | \$199,800 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |



| | |
|----------------|------------------------|
| Square Footage | 1,100 |
| Acres | 0.00 |
| Year Built | 1978 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 106 5125 Riverbend Road |
| Area | Edmonton |
| Subdivision | Brander Gardens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6H 5K5 |

Amenities

| | |
|----------------|---|
| Amenities | On Street Parking, Hot Tub, No Animal Home, Parking-Extra, Parking-Visitor, Patio, Pool-Indoor, Recreation Room/Centre, Sauna; Swirlpool; Steam, Social Rooms |
| Parking Spaces | 2 |
| Parking | 2 Outdoor Stalls |
| Has Pool | Yes |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Refrigerator, Stove-Electric |
| Heating | Baseboard, Hot Water, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco, Vinyl |
| Exterior Features | Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Tar & Gravel |

| | |
|--------------|---------------------|
| Construction | Wood, Stucco, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 11th, 2025 |
| Days on Market | 11 |
| Zoning | Zone 14 |
| Condo Fee | \$687 |

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Listing information last updated on April 21st, 2025 at 11:47pm MDT