

## \$159,900 - 506 Lee Ridge Road, Edmonton

MLS® #E4447198

**\$159,900**

2 Bedroom, 1.00 Bathroom, 465 sqft

Condo / Townhouse on 0.00 Acres

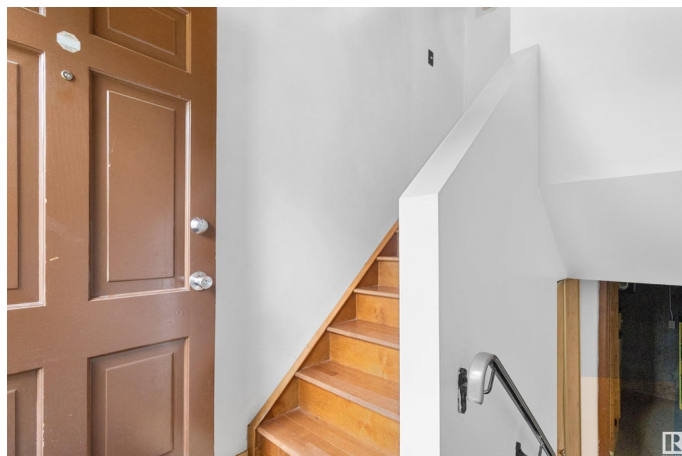
Lee Ridge, Edmonton, AB

Wonderfully maintained 2 BR/1 Bath Bi-Level Half Duplex in Lee Ridge. The Main Floor is adorned with an open-beam vaulted cedar ceiling, wood-burning fireplace in the Living Room, Dining Room with hardwood floor throughout, kitchen with Fridge, Stove and Dishwasher and a 4 piece bathroom. Leading from the Dining Room is the door to the South Facing deck overlooking the private park space. Downstairs are 2 good size bedrooms and the Washer and Dryer. Additional features is the energized parking stall right outside of the front door. The location of this complex is perfect - close to Grey Nuns Hospital, Costco, Edmonton South Common.

Built in 1975

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4447198          |
| Price          | \$159,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 465               |
| Acres          | 0.00              |
| Year Built     | 1975              |
| Type           | Condo / Townhouse |
| Sub-Type       | Half Duplex       |



|        |          |
|--------|----------|
| Style  | Bi-Level |
| Status | Active   |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 506 Lee Ridge Road |
| Area        | Edmonton           |
| Subdivision | Lee Ridge          |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6K 2K3            |

### Amenities

|                |                                 |
|----------------|---------------------------------|
| Amenities      | Ceiling 10 ft., Parking-Visitor |
| Parking Spaces | 1                               |
| Parking        | Stall                           |

### Interior

|              |                                             |
|--------------|---------------------------------------------|
| Appliances   | Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                   |
| Fireplace    | Yes                                         |
| Fireplaces   | Corner, Mantel                              |
| Stories      | 2                                           |
| Has Basement | Yes                                         |
| Basement     | Full, Finished                              |

### Exterior

|                   |                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Metal                                                                                                              |
| Exterior Features | Backs Onto Park/Trees, Landscaped, Level Land, No Back Lane, Not Fenced, Public Transportation, Schools, Shopping Nearby |
| Roof              | Tar & Gravel                                                                                                             |
| Construction      | Wood, Metal                                                                                                              |
| Foundation        | Concrete Perimeter                                                                                                       |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 10th, 2025 |
| Days on Market | 43              |
| Zoning         | Zone 29         |
| Condo Fee      | \$392           |

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Listing information last updated on August 22nd, 2025 at 1:17pm MDT