

\$289,900 - 204 9316 82 Avenue, Edmonton

MLS® #E4427099

\$289,900

2 Bedroom, 1.00 Bathroom, 802 sqft

Condo / Townhouse on 0.00 Acres

Bonnie Doon, Edmonton, AB

Welcome to Trinity Pointe, a fully renovated character building in a vibrant neighbourhood rich in culture, nature, & energy. This 2-bedroom condo offers serene views of Mill Creek Ravine, surrounded by trees, yet is just steps from lively Whyte Avenue. Trinity Pointe features concrete construction, heated underground parking, a full fitness room, & a chic New York-inspired lobby. Inside, the open-concept layout includes a stunning kitchen with stainless steel appliances, wall oven, built-in microwave, pantry, granite countertops, brand-new glass cooktop, & designer backsplash. The spacious living room is filled with natural light from large windows & leads to a cozy eating nook by a corner gas fireplace. The primary bedroom offers a peaceful retreat with built in closet organizers, & the luxurious 6-foot deep soaker tub & unique all-glass vanity elevate the bathroom. The suite offers a generously sized second bedroom. Additional features: in-suite laundry, rough-in for a 2-piece bath, storage cage & A/C.

Built in 1992

Essential Information

MLS® # E4427099

Price \$289,900



| | |
|----------------|------------------------|
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 802 |
| Acres | 0.00 |
| Year Built | 1992 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 204 9316 82 Avenue |
| Area | Edmonton |
| Subdivision | Bonnie Doon |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6C 0Z6 |

Amenities

| | |
|----------------|--|
| Amenities | Air Conditioner, Exercise Room, Intercom, Parking-Visitor, Security Door, Storage-In-Suite, Storage-Locker Room, See Remarks |
| Parking Spaces | 1 |
| Parking | Heated, Parkade, Single Indoor, Underground |

Interior

| | |
|--------------|---|
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garburator, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings, See Remarks |
| Heating | Heat Pump, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| # of Stories | 5 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Concrete, Brick, Stucco |
| Exterior Features | Hillside, Landscaped, Park/Reserve, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Ravine View, River Valley View, Schools, Shopping Nearby, View Downtown, Private Park Access |
| Roof | Roll Roofing |
| Construction | Concrete, Brick, Stucco |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|-------------------|
| Elementary | Rutherford School |
| Middle | Kenilworth School |
| High | McNally School |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 23rd, 2025 |
| Days on Market | 40 |
| Zoning | Zone 18 |
| Condo Fee | \$505 |

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 May 1st, 2025 at 10:32pm MDT