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

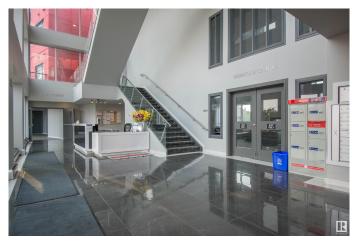
MLS® #E4449576

## \$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 11'7 x 6'3― 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 & T

Construction Concrete, Stone, Stucco

Foundation Concrete Perimeter

## **Additional Information**

Date Listed July 24th, 2025

Days on Market 84

Zoning Zone 56

Condo Fee \$575

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 October 16th, 2025 at 12:17pm MDT