

## \$190,000 - 75 604 62 Street, Edmonton

MLS® #E4424028

**\$190,000**

2 Bedroom, 1.00 Bathroom, 875 sqft

Condo / Townhouse on 0.00 Acres

Charlesworth, Edmonton, AB

Time for a new home? How about something: affordable, pristine condition, and in an excellent growing community? Look no further than 75 at Copperstone II. Move in today and feel right at home with this bright and open floor plan, featuring 875sq. ft. of living space with 2 bedrooms on a top floor unit! The fresh paint throughout and vaulted ceilings will add to your new home, while you will appreciate the finer details in Hunter Douglas Blinds, ceramic induction cooktop, and a large 4-piece bathroom for everyday living. Enjoy maintenance free and easy living with the carriage condo lifestyle, affording you more time to enjoy your community surroundings in Charlesworth. Bring your fuzzy friend along, as Copperstone II is PET FRIENDLY. Minutes away from schools, parks, walking trails, and shopping amenities. Life is good when your new home at 75 Copperstone II checks off all the boxes for convenience. Opportunities don't last forever, so don't miss out on the perfect package!

Built in 2008

### Essential Information

MLS® #	E4424028
Price	\$190,000
Bedrooms	2



Bathrooms	1.00
Full Baths	1
Square Footage	875
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Carriage
Style	Bungalow
Status	Active

### **Community Information**

Address	75 604 62 Street
Area	Edmonton
Subdivision	Charlesworth
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 0K4

### **Amenities**

Amenities	On Street Parking, Detectors Smoke, Exterior Walls- 2"x6", Hot Water Tankless, No Animal Home, No Smoking Home, Parking-Visitor, Television Connection, Vaulted Ceiling, Vinyl Windows
Parking Spaces	1
Parking	Stall

### **Interior**

Appliances	Dishwasher-Built-In, Euro Washer/Dryer Combo, Fan-Ceiling, Microwave Hood Fan, Refrigerator, Stove-Electric, Window Coverings
Heating	Fan Coil, Natural Gas
# of Stories	2
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	ELLERSLIE CAMPUS SCHOOL
Middle	ELLERSLIE CAMPUS SCHOOL
High	J. PERCY PAGE SCHOOL

### **Additional Information**

Date Listed	March 5th, 2025
Days on Market	57
Zoning	Zone 53
Condo Fee	\$312

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