

## \$424,900 - 401 625 Leger Way, Edmonton

MLS® #E4443667

**\$424,900**

2 Bedroom, 2.00 Bathroom, 1,188 sqft

Condo / Townhouse on 0.00 Acres

Leger, Edmonton, AB

Top floor unit located in The Leger an executive building located on a quiet street in Leger. Features of this great condition, air Conditioned home include a modern white kitchen with quartz countertops and Stainless Steel Appliances which includes a newer Fridge. The open layout from the kitchen takes you into the dining area sitting on Handscrapped hardwood flooring extending through the living room. Large East facing windows plus a patio door that takes you out to the large deck with a Natural Gas hookup for your BBQ. The in suite laundry features Miele Washer and Dryer that are quite new. The Primary bedroom also has large windows plus an ensuite with separate shower stall and bath tub. Underground parking with storage cage included. Hot water tank is also brand new. Close to transit and Schools and restaurants and shopping.

Built in 2015

### Essential Information

MLS® #	E4443667
Price	\$424,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,188



Acres	0.00
Year Built	2015
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	401 625 Leger Way
Area	Edmonton
Subdivision	Leger
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0W4

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Intercom, Parking-Visitor, Secured Parking, Security Door, Vinyl Windows, Storage Cage, Natural Gas BBQ Hookup
Parking Spaces	1
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Tar & Gravel
Construction	Wood, Stone, Stucco

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      June 21st, 2025  
Days on Market                3  
Zoning                              Zone 14  
Condo Fee                        \$441

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