

# \$239,900 - 14839b Riverbend Road, Edmonton

MLS® #E4437848

**\$239,900**

2 Bedroom, 1.00 Bathroom, 917 sqft  
Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

Welcome to Brander Gardens! This beautifully renovated and affordable townhome is just a 7-minute walk to Brander Gardens Trail and close to Fort Edmonton Park. Step inside to a well-maintained home with a bright main floor featuring new kitchen flooring, backsplash, hardware, sink, faucet, and appliances. The open layout connects seamlessly to the dining area and living room, enhanced by modern light fixtures. Upstairs offers 2 spacious beds & a stylishly renovated 4-pce bathroom w/ new flooring, vanity, toilet, & lighting. The primary bedroom overlooks the backyard and includes a custom closet organizer. Outside, enjoy the sunny south-facing yard with low-maintenance turf, new paving stones, and room for a sectional and fire table. Recent updates include a new furnace (2019), HWT (2024), washer & dryer (2023) & complex improvements like shingles, siding, windows, & parking lot. Move-in ready and full of value—don't miss this gem!

Built in 1973

## Essential Information

MLS® #	E4437848
Price	\$239,900
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	917
Acres	0.00
Year Built	1973
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	14839b Riverbend Road
Area	Edmonton
Subdivision	Brander Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 5A9

### Amenities

Amenities	Closet Organizers, No Smoking Home, Patio
Parking Spaces	1
Parking	Stall

### Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Landscaped, Low Maintenance Landscape, Private Setting, Public Transportation
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Brander Gardens School
Middle	Riverbend School

**Additional Information**

Date Listed	May 22nd, 2025
Days on Market	2
Zoning	Zone 14
Condo Fee	\$265

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