

Courtesy Of Lyndon A Sommert Of Exp Realty

# \$127,500 - 415 5520 Riverbend Road, Edmonton

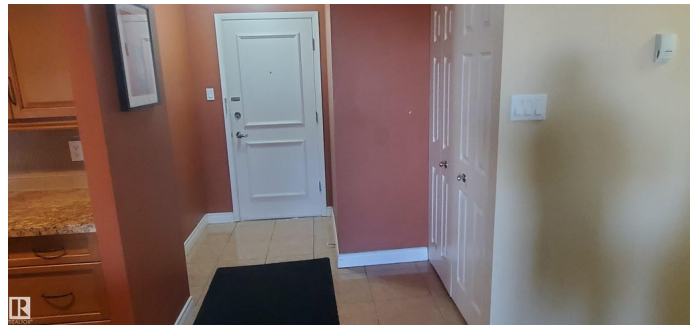
MLS® #E4461880

## \$127,500

2 Bedroom, 2.00 Bathroom, 1,167 sqft  
Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

WOWSA This 1160 Square Foot Penthouse end unit, 2 Bedroom, 2 Bathroom Condo in Essex House sits in a great Riverbend Location. Some of the features and upgrades of the building and condo include; AN INCREDIBLE VIEW OF THE CITY AND RIVER VALLEY, two very large bedrooms with the Primary Bedroom having a Large 3 piece ensuite, double closet and storage closet, Spacious Living Room with Dining area, Breakfast Nook and a Walkout onto a Large 5â€™x21â€™ deck! The Gorgeous high end Kitchen Craft Kitchen is SO SO NICE that must be seen with newer appliances Large storage room, energized covered parking and a Great 4th Floor location with the Laundry area next door! This spotless Building features a Swimming Pool, Hot Tub and Sauna, Party/Hospitality Room and a Workout Room. The Grounds are Spotless in this 18+ Building and it Shows Spotless! CONDO FEES INCLUDE: POWER, WATER, HEAT & CABLE/INTERNET. Parking Stall #58.



Built in 1976

## Essential Information

MLS® #	E4461880
Price	\$127,500
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	1,167
Acres	0.00
Year Built	1976
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	415 5520 Riverbend Road
Area	Edmonton
Subdivision	Brander Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 5G9

### **Amenities**

Amenities	Deck, Exercise Room, Guest Suite, Hot Tub, Intercom, No Animal Home, No Smoking Home, Parking-Plug-Ins, Party Room, Pool-Indoor, Recreation Room/Centre, Sauna; Swirlpool; Steam, Security Door, Social Rooms, Storage-In-Suite, Television Connection, Vinyl Windows, See Remarks
Parking	Single Carport
Has Pool	Yes

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric
Heating	Baseboard, Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Metal, Stucco
----------	---------------------

Exterior Features	Corner Lot, Flat Site, Fruit Trees/Shrubs, Landscaped, No Through Road, Treed Lot, View Downtown, See Remarks
Roof	Roll Roofing
Construction	Wood, Metal, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	October 10th, 2025
Days on Market	5
Zoning	Zone 14
Condo Fee	\$837

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 14th, 2025 at 11:47pm MDT