

## \$259,900 - 202 2903 Rabbit Hill Road, Edmonton

MLS® #E4428979

**\$259,900**

2 Bedroom, 2.00 Bathroom, 1,176 sqft

Condo / Townhouse on 0.00 Acres

Hodgson, Edmonton, AB

Welcome to this beautiful South West facing 2-bedroom, 2-bathroom second-floor corner unit condo, offering an exceptional blend of comfort, style, and convenience. Located in a well-maintained building with a host of desirable features, this home is perfect for anyone seeking modern living with plenty of space. Key Features are 2 spacious bedrooms, 2 bathrooms with one of them an ensuite to the primary bedroom, in suite laundry in the storage room, 2 underground heated parking stalls with storage cage in front of them, fitness room, and social room. This condo offers not only great living space but also access to a community-oriented building with amazing amenities. It's located in a desirable area close to shopping, dining, and transportation routes. Don't miss out on the opportunity to make this wonderful condo your new home!

Built in 2000

### Essential Information

MLS® #	E4428979
Price	\$259,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,176



Acres	0.00
Year Built	2000
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	202 2903 Rabbit Hill Road
Area	Edmonton
Subdivision	Hodgson
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 3A3

### Amenities

Amenities	Exercise Room, Guest Suite, Intercom, Parking-Visitor, Party Room, Security Door, Storage-In-Suite, Storage Cage
Parking Spaces	2
Parking	Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Hot Water, Natural Gas
Fireplace	Yes
Fireplaces	Corner
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Stucco, Vinyl
Exterior Features	Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stone, Stucco, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 31st, 2025
Days on Market	20
Zoning	Zone 14
Condo Fee	\$506

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 April 20th, 2025 at 12:02pm MDT