

## \$245,900 - 213 530 Hooke Road, Edmonton

MLS® #E4449234

**\$245,900**

2 Bedroom, 2.00 Bathroom, 995 sqft

Condo / Townhouse on 0.00 Acres

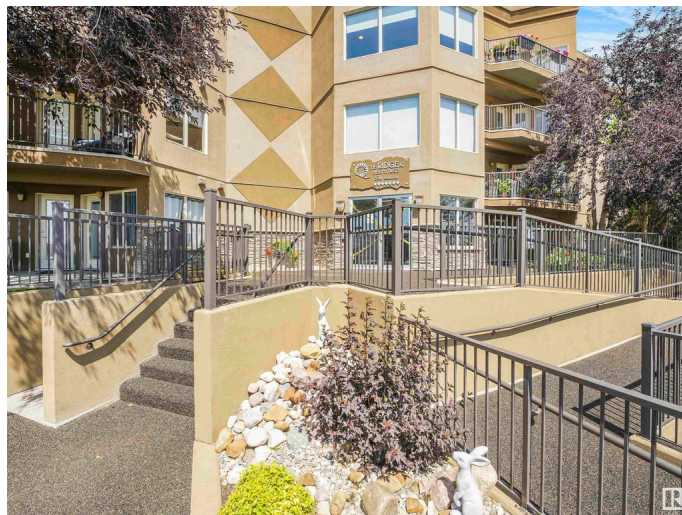
Canon Ridge, Edmonton, AB

Welcome to the "Ridge at Hermitage"! Gorgeous views of all that nature has to offer! if you're a nature lover then this condo is the place for you. This immaculate unit has a modern open floor plan, 2 bedrooms and 2 full four peice bathrooms(one ensuite). Lots of countertop space and upgraded appliances, as well as central AC. Balcony with gas Barbecue hook up!(18+) quality building with fantastic amenities incl: Elevator, Social rm, Exercise rm, Guest parking, steam room, Underground parkade w/ car wash, Central A/C & more! With the Condo Fees covering your Heat and Water Utilities make for very affordable living. Located just steps away to the River Valley, Rundle Park Golf Course, conveniently close to shopping and major transportation routes such as the Yellowhead and Anthony Henday. Make the location ideal as well! Don't hesitate to view!

Built in 2004

### Essential Information

MLS® #	E4449234
Price	\$245,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	995



Acres	0.00
Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	213 530 Hooke Road
Area	Edmonton
Subdivision	Canon Ridge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 5J5

### **Amenities**

Amenities	Air Conditioner, Car Wash, Detectors Smoke, Sauna; Swirlpool; Steam, Social Rooms
Parking	Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
# of Stories	5
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Stucco
Exterior Features	Backs Onto Park/Trees
Roof	Tar & Gravel
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed July 22nd, 2025

Days on Market 8

Zoning Zone 35

Condo Fee \$640

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 July 30th, 2025 at 1:32pm MDT