

# \$195,000 - 1124 9363 Simpson Drive, Edmonton

MLS® #E4430437

**\$195,000**

2 Bedroom, 2.00 Bathroom, 1,001 sqft  
Condo / Townhouse on 0.00 Acres

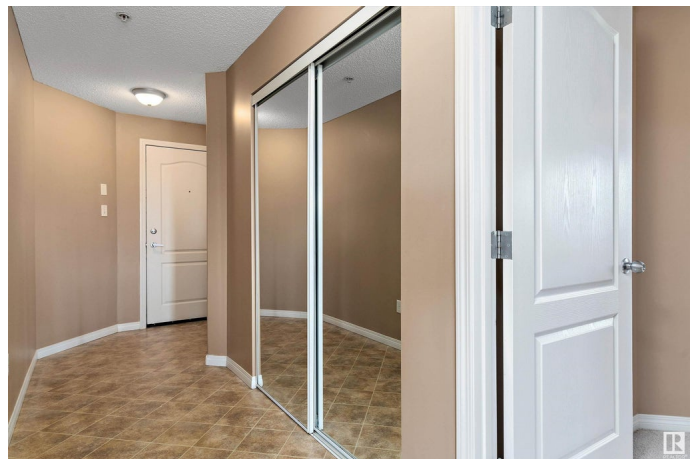
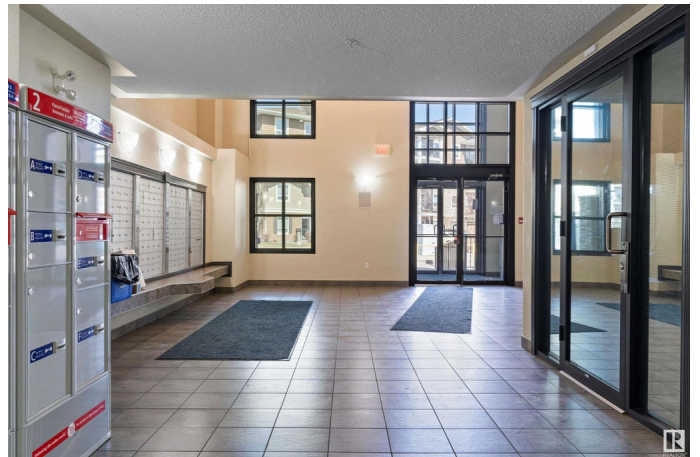
South Terwillegar, Edmonton, AB

Large 1000 sq ft CORNER SUITE! Freshly painted unit is located in popular Terwillegar, and features 2 bed and 2 bath. One of the largest suites in building that has more room to enjoy, and is surrounded by large windows bringing in tons of natural light. OPEN FLOOR PLAN with lots of counter space and cabinets in kitchen with a huge peninsula with seating for 4. Larger dining space than most units make entertaining much easier. Spacious living room has access to the PRIVATE corner balcony with south exposure. Primary suite has a walk thru closet and 4 piece bath. Another 4 piece bath and second bedroom are on the other side of the unit. Big laundry/storage room and beautiful foyer. This main floor condo is in an excellent southside location with easy access to Anthony Henday, close to amazing schools, playgrounds, Windermere Currents shopping centre and more.

Built in 2008

## Essential Information

MLS® #	E4430437
Price	\$195,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	1,001
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	1124 9363 Simpson Drive
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0N2

### **Amenities**

Amenities	No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor, Security Door, Vinyl Windows
Parking	Stall

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Fenced, Flat Site, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation            Concrete Perimeter

### **School Information**

Elementary            ester starkman

Middle                ester starkman

High                    lillian osbourne

### **Additional Information**

Date Listed            April 11th, 2025

Days on Market      9

Zoning                Zone 14

Condo Fee             \$666

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Listing information last updated on April 20th, 2025 at 3:17am MDT