

## \$209,900 - 131 592 Hooke Road, Edmonton

MLS® #E4444122

**\$209,900**

2 Bedroom, 1.00 Bathroom, 958 sqft

Condo / Townhouse on 0.00 Acres

Canon Ridge, Edmonton, AB

Bright and spacious two bedroom condo in a well-managed, 18+, pet-friendly building. An inviting, open-concept layout welcomes you into the kitchen featuring ceramic tile flooring and backsplash, oak cabinetry with accent lighting, and upgraded appliances including newer dishwasher, microwave and stove. The living room reveals a sunny south-facing patio with a natural gas BBQ hookup - perfect for pets and entertaining. Stepping into the primary bedroom, you can enjoy a walk-through closet with cheater access to the oversized bathroom. There is a generously sized second bedroom. Plenty of storage is available with an in-suite utility room including a washer/dryer. Enjoy the impressive party room with full kitchen, washroom, big screen TV, 2 pool tables, and a patio overlooking a private ravine. This listing includes a separately titled underground parking stall with lockable storage, and is steps away from shopping centers, major routes and public transit - this is the place for you!

Built in 2003

### Essential Information

MLS® # E4444122

Price \$209,900

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 958                    |
| Acres          | 0.00                   |
| Year Built     | 2003                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### **Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 131 592 Hooke Road |
| Area        | Edmonton           |
| Subdivision | Canon Ridge        |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5A 5H2            |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Security Door, Sprinkler System-Fire, Television Connection |
| Parking Spaces | 1   |
| Parking        | Heated, Underground   |

### **Interior**

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Fan-Ceiling, Garburator, Intercom, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks |
| Heating      | Hot Water, Natural Gas   |
| # of Stories | 4  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco  |
| Exterior Features | Landscaped, Park/Reserve, Picnic Area, Public Transportation, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Stucco       |
| Foundation   | Concrete Perimeter |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 23rd, 2025 |
| Days on Market | 5               |
| Zoning         | Zone 35         |
| Condo Fee      | \$548           |

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Listing information last updated on June 28th, 2025 at 4:32am MDT