

## \$264,000 - 210 6083 Maynard Wy Nw, Edmonton

MLS® #E4424546

**\$264,000**

1 Bedroom, 1.00 Bathroom, 857 sqft

Condo / Townhouse on 0.00 Acres

MacTaggart, Edmonton, AB

Attention First time Home Buyers & Investors! Discover luxury living at an unbeatable price in the prestigious Waterstone building! This east-facing 1-bedroom + spacious office condo is flooded with natural light and offers serene views of the ponds and scenic walkway from your private balcony. Designed with comfort and style in mind, this open-concept home features 9'™ ceilings, a raised kitchen counter, sleek stainless steel appliances, and in-suite laundry for convenience. Enjoy the added benefit of a secure, heated underground parking space with a dedicated storage cage. Located in a prime area, you're just a short walk from Whitemud Creek Ravine, and only 10 minutes to Terwillegar Park, Windermere Shopping, and top-rated schools. West Edmonton Mall is just a 20-minute drive, with quick access to Terwillegar Rec Centre, public transit, and Anthony Henday Drive for easy citywide connections. A fantastic investment opportunity for rentals! Don't miss out on this rare opportunity!



Built in 2010

### Essential Information

MLS® # E4424546

Price \$264,000

Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	857
Acres	0.00
Year Built	2010
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	210 6083 Maynard Wy Nw
Area	Edmonton
Subdivision	MacTaggart
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0S5

### **Amenities**

Amenities	Deck, Guest Suite, No Animal Home, No Smoking Home, Parking-Visitor, Recreation Room/Centre, Social Rooms
Parking	Heated, Underground

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Fan Coil, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	See Remarks, No Basement

### **Exterior**

Exterior	Wood, Stone, Stucco
Exterior Features	Landscaped, Public Transportation, Shopping Nearby, View Lake
Roof	Metal
Construction	Wood, Stone, Stucco

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      March 7th, 2025  
Days on Market                42  
Zoning                              Zone 14  
Condo Fee                        \$421

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