

# **\$239,000 - 110 1406 Hodgson Way, Edmonton**

MLS® #E4444544

**\$239,000**

1 Bedroom, 1.00 Bathroom, 873 sqft

Condo / Townhouse on 0.00 Acres

Hodgson, Edmonton, AB

Condo living at it's finest in Chateaux at Whitemud Ridge. This WELL MANAGED 21+ age complex HAS IT ALL! Gym, Theatre, Party Room & Secure Underground Parking w/ Storage Cage, on site maintenance + a gorgeous courtyard & fountain, straight out of a movie! Get ready to be impressed by this 1 Bed + Den MAIN FLOOR condo that is freshly cleaned & move in ready. The open concept kitchen features a peninsula island w/ eating bar, ideal for your morning coffee. The neutral tones flow throughout the space & you'll be happy to host get togethers where friends will gather around the kitchen & dining table. Opening onto the spacious great room, you can enjoy watching a movie, while natural light flows in from the SUNNY SOUTH EXPOSURE patio. Love to BBQ? There's a gas hookup ready to go! The primary suite is spacious w/ direct access to the full bathroom w/ jetted tub & separate shower + the laundry. The den is a great flex/office space. Cat & fish allowed. Welcome HOME! Visit the REALTOR's website for more details.

Built in 2004

## **Essential Information**

MLS® # E4444544

Price \$239,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 1                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 873                    |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 110 1406 Hodgson Way |
| Area        | Edmonton             |
| Subdivision | Hodgson              |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6R 3K1              |

### Amenities

|           |   |
|-----------|---|
| Amenities | Air Conditioner, Car Wash, Ceiling 9 ft., Exercise Room, Parking-Extra, Parking-Visitor, Party Room, Patio, Recreation Room/Centre, Secured Parking, Security Door, Social Rooms, Sprinkler System-Fire, Storage-In-Suite, Storage Cage, Natural Gas BBQ Hookup |
| Parking   | Heated, Parkade, Underground  |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Fan Coil, Natural Gas  |
| # of Stories | 4  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Metal, Stone, Stucco  |
| Exterior Features | Private Setting, Public Swimming Pool, Public Transportation, Shopping Nearby |

|              |                            |
|--------------|----------------------------|
| Roof         | Tar & Gravel               |
| Construction | Wood, Metal, Stone, Stucco |
| Foundation   | Concrete Perimeter         |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 26th, 2025 |
| Days on Market | 11              |
| Zoning         | Zone 14         |
| Condo Fee      | \$499           |

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 7th, 2025 at 3:32am MDT