

\$179,900 - 305 5730 Riverbend Road, Edmonton

MLS® #E4452425

\$179,900

3 Bedroom, 2.00 Bathroom, 1,267 sqft
Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

RARE IN RIVERBEND! 3 bedroom units with 2 FULL 4-piece bathrooms rarely come available and offer a great opportunity for first-time buyers, downsizers & investors alike! This TOP FLOOR CORNER UNIT is FULLY RENOVATED & comes with features you won't find in many other condos. You'll love the modern colors, tasteful design, upgraded kitchen with top-of-the-line stainless steel appliances, HUGE master bedroom w/ WALK-IN CLOSET & FULL ENSUITE finished w/ WEST COAST FLAIR! There is endless natural light in each room which augments the modern appointments found throughout. This beautiful condo has received many upgrades in recent years, including COMMON AREAS, WINDOWS, PATIO DOORS, BALCONIES & MORE! Condo fees include plenty - no more worrying about those heat & water bills! Enjoy being steps from the RIVER VALLEY, SHOPPING & SCHOOLS! There's easy access to Whitemud, UofA & Downtown! Take advantage of this RARE opportunity to own a 3 BED, 2 BATH CONDO in much-loved OLD RIVERBEND!

Built in 1973

Essential Information

MLS® #	E4452425
Price	\$179,900



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,267
Acres	0.00
Year Built	1973
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	305 5730 Riverbend Road
Area	Edmonton
Subdivision	Brander Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 4T4

Amenities

Amenities	See Remarks
Parking	Stall

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Euro Washer/Dryer Combo, Refrigerator, Stove-Electric
Heating	Baseboard, See Remarks
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stucco
Exterior Features	Private Setting, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Tar & Gravel

Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 11th, 2025
Days on Market	9
Zoning	Zone 14
Condo Fee	\$850

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 August 20th, 2025 at 3:03pm MDT