

\$334,900 - 7 14820 45 Avenue, Edmonton

MLS® #E4451264

\$334,900

2 Bedroom, 2.00 Bathroom, 1,465 sqft
Condo / Townhouse on 0.00 Acres

Ramsay Heights, Edmonton, AB

Discover a rare top-floor penthouse in a prestigious, gated mid-century building. Enter through a grand open-air atrium with exposed wood beams, skylights, a bubbling fountain and lush greenery—your private indoor garden retreat. This 1,465 sq ft, 2 bed/2 bath home has an open-plan layout with new wide-plank vinyl flooring, fresh paint, contemporary lighting, quartz counters, tile backsplash and new stainless steel appliances. Cozy up by the wood-burning, enjoy the convenience of in-suite laundry and sleek new hardware. The primary suite features a spa-inspired 5-piece ensuite and massive closet; the second bedroom, adjacent to a 4-piece bath, flexes as a guest room or home office. Floor-to-ceiling windows open to a 45 ft northwest-facing deck with serene green-space views. Two heated underground stalls plus a massive private storage room complete the package. Inclusive condo fees cover heat & water. Ample visitor parking and elevator access. Just a stone’s throw from Ramsay Park & Snow Valley Ski Club.

Built in 1980

Essential Information

MLS® #	E4451264
Price	\$334,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,465
Acres	0.00
Year Built	1980
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	7 14820 45 Avenue
Area	Edmonton
Subdivision	Ramsay Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 5M5

Amenities

Amenities	Air Conditioner, Deck, No Animal Home, Parking-Visitor, Patio, Secured Parking, Vinyl Windows
Parking Spaces	2
Parking	Underground

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Oven-Built-In, Oven-Microwave, Refrigerator, Washer, Window Coverings, Stove-Countertop Inductn
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
# of Stories	2
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick
Exterior Features	Backs Onto Park/Trees, Environmental Reserve, Gated Community, Golf Nearby, Landscaped, Park/Reserve, Picnic Area, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 5th, 2025
Days on Market	22
Zoning	Zone 14
Condo Fee	\$1,049

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