

\$260,000 - 305 17 Columbia Avenue, Devon

MLS® #E4442234

\$260,000

2 Bedroom, 2.00 Bathroom, 900 sqft

Condo / Townhouse on 0.00 Acres

Devon, Devon, AB

BETTER THAN NEW! This **BRIGHT & SUNNY** 2 bed/2 bath condo on the 3rd floor with nice views is sure to impress! Upgraded kitchen w/ QUARTZ countertops, Stainless appliances & loads of cupboards. Vinyl plank flooring, easy to keep clean. Two spacious bedrooms incl. primary w/ walk through double closet & full ensuite. **SOUTH FACING** balcony, perfect for enjoying some sun. **UNDERGROUND** parking w/ storage cage. Walking distance to everything you need – groceries, schools, swimming pool & parks/trails! Wonderful building w/ lots to offer. **JUST MOVE IN AND ENJOY!**

Built in 2017

Essential Information

MLS® #	E4442234
Price	\$260,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	900
Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment



Status Active

Community Information

Address 305 17 Columbia Avenue
Area Devon
Subdivision Devon
City Devon
County ALBERTA
Province AB
Postal Code T9G 1Y7

Amenities

Amenities On Street Parking, No Smoking Home, Parking-Visitor
Parking Underground

Interior

Interior Features ensuite bathroom
Appliances Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating Baseboard, Water
of Stories 4
Stories 4
Has Basement Yes
Basement None, No Basement

Exterior

Exterior Wood, Hardie Board Siding
Exterior Features Airport Nearby, Flat Site, Landscaped, Park/Reserve, Schools, Shopping Nearby
Roof Roll Roofing
Construction Wood, Hardie Board Siding
Foundation Concrete Perimeter

Additional Information

Date Listed June 13th, 2025
Days on Market 4
Zoning Zone 92
Condo Fee \$478

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