

## \$289,900 - 304 6220 Fulton Road, Edmonton

MLS® #E4452451

### \$289,900

2 Bedroom, 2.00 Bathroom, 1,124 sqft  
Condo / Townhouse on 0.00 Acres

Fulton Place, Edmonton, AB

Fulton Court is an adult living (40+) building surrounded by many amenities to enjoy. This 2 bedroom + 2 full bathroom unit has been upgraded with a fresh coat of paint, new baseboards, new luxury vinyl throughout and all new kitchen appliances. Once inside you will appreciate the space and storage in the bedrooms. The laundry room storage has more than ample storage. The balcony is east facing to enjoy the morning sunshine. Each unit has their own furnace room on the balcony so you can adjust your temperature as you like. Building has a quaint library, heating parkade w/car wash bay, workshop, social room & exercise room, and a lovely private outside courtyard. Condo fees include cable & Rogers Infinity internet.

Built in 1992

### Essential Information

MLS® #	E4452451
Price	\$289,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,124
Acres	0.00
Year Built	1992



Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	304 6220 Fulton Road
Area	Edmonton
Subdivision	Fulton Place
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6A 3T4

### **Amenities**

Amenities	Off Street Parking, Car Wash, Deck, Exercise Room, No Animal Home, No Smoking Home, Secured Parking, Security Door, Vinyl Windows, Workshop
Parking Spaces	1
Parking	Heated, Parkade, Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Low Maintenance Landscape, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Shopping Nearby, Vegetable Garden
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	August 11th, 2025
Days on Market	5
Zoning	Zone 19
Condo Fee	\$706

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