

\$324,500 - 412 278 Suder Greens Drive, Edmonton

MLS® #E4460416

\$324,500

2 Bedroom, 2.00 Bathroom, 1,227 sqft

Condo / Townhouse on 0.00 Acres

Suder Greens, Edmonton, AB

Exceptional top-floor opportunity in The Lodge at Lewis Estates! Situated in a well-maintained 30+ adult building in West Edmonton, this beautifully kept condo offers 2 spacious bedrooms, 2 full bathrooms, 2 titled underground parking stalls (with storage cages), and a titled storage room just steps from your door. The open-concept design feels bright and airy, with air conditioning, hardwood floors, and a balcony with a gas BBQ hookup. The modern kitchen is ideal for hosting, featuring quartz countertops, tile backsplash, stainless steel appliances, and a large island. The generous primary suite includes a walk-through closet and 4-pc ensuite. Huge Second Bedroom, main 3pce bath and laundry room complete the unit. Enjoy top-tier amenities: fitness centre, hot tub, steam room, party & games room, rooftop patios, theatre, car wash, and bike storage. Perfectly located next to Lewis Estates Golf Course, with quick access to the Whitemud, Anthony Henday, and all major shopping.

Built in 2004

Essential Information

MLS® # E4460416

Price \$324,500

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	1,227
Acres	0.00
Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Multi Level Apartment
Status	Active

Community Information

Address	412 278 Suder Greens Drive
Area	Edmonton
Subdivision	Suder Greens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 6V6

Amenities

Amenities	Air Conditioner, Car Wash, Exercise Room, Hot Tub, Parking-Visitor, Party Room, Patio, Recreation Room/Centre, Sauna; Swirlpool; Steam, Storage-Locker Room, See Remarks, Storage Cage, Natural Gas BBQ Hookup, Rooftop Deck/Patio
Parking Spaces	2
Parking	Heated, Parkade, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garburator, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Stucco
----------	---------------------

Exterior Features	Backs Onto Park/Trees, Flat Site, Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Shopping Nearby, See Remarks
Roof	Concrete Tiles
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 2nd, 2025
Days on Market	21
Zoning	Zone 58
Condo Fee	\$700

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 October 23rd, 2025 at 10:17am MDT