

Courtesy Of Darlene Strang Of RE/MAX Real Estate

## \$259,800 - 205 17 Columbia Avenue, Devon

MLS® #E4462413

**\$259,800**

2 Bedroom, 2.00 Bathroom, 894 sqft  
Condo / Townhouse on 0.00 Acres

Devon, Devon, AB

Welcome home to this SUNNY SOUTH FACING spacious condo with 2 bedrooms 2 bathrooms in THE RIDGE in the heart of DEVON conveniently located within walking distance to schools, parks, groceries, restaurants, outdoor pool, arena and the river valley walking/biking trails. This modern open concept floor plan offers premium finishing throughout with 9' ceilings and the bedrooms at the opposite ends of the living room. The gourmet kitchen has espresso color cabinetry with soft close, quartz countertops and stainless steel appliances. South facing deck with a gas BBQ outlet. Vinyl plank flooring throughout except for tile in the bathrooms. Roughed in for A/C. Included is the fridge, glass top stove, built-in microwave, dishwasher, INSUITE WASHER AND DRYER and TITLED UNDERGROUND PARKING Unit 35 (Actual stall #3) with a storage cage. A great place to call home!

Built in 2017

### Essential Information

MLS® #	E4462413
Price	\$259,800
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	894
Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	205 17 Columbia Avenue
Area	Devon
Subdivision	Devon
City	Devon
County	ALBERTA
Province	AB
Postal Code	T9G 1Y7

### **Amenities**

Amenities	Ceiling 9 ft., Deck, Parking-Visitor, Secured Parking, Security Door, Storage Cage, Natural Gas BBQ Hookup
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Hardie Board Siding
Exterior Features	Airport Nearby, Golf Nearby, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Hardie Board Siding

Foundation            Concrete Perimeter

**Additional Information**

Date Listed            October 16th, 2025

Days on Market      18

Zoning                 Zone 92

Condo Fee             \$478

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Listing information last updated on November 3rd, 2025 at 7:02pm MST