

## **\$135,000 - 301 11807 101 Street, Edmonton**

MLS® #E4425428

**\$135,000**

2 Bedroom, 1.00 Bathroom, 753 sqft  
Condo / Townhouse on 0.00 Acres

Westwood (Edmonton), Edmonton, AB

Fantastic 2 bedroom corner unit just minutes from NAIT. This third floor condo is freshly painted and in good shape, comes with all appliances, and has a fireplace plus in-suite laundry facilities. There is also a good sized balcony with a handy storage room as well. Lots of windows provide plenty of light in this bright and functional floor-plan. This building has an elevator too. Small pet may be allowed with condo board approval. Close to transit, downtown, and shopping makes for a very convenient location. Quick Possession Available.

Built in 1991

### **Essential Information**

MLS® #	E4425428
Price	\$135,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	753
Acres	0.00
Year Built	1991
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active



## Community Information

Address	301 11807 101 Street
Area	Edmonton
Subdivision	Westwood (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5G 2B6

## Amenities

Amenities	Exterior Walls- 2"x6", Security Door, Vinyl Windows
Parking Spaces	1
Parking	Stall

## Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

## Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Landscaped, Public Transportation
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## School Information

Elementary	Delton School
Middle	Spruce Avenue School
High	Victoria School

## Additional Information

Date Listed	March 13th, 2025
Days on Market	27
Zoning	Zone 08

Condo Fee

\$472



DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS<sup>®</sup> ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS<sup>®</sup> 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<sup>®</sup>, REALTORS<sup>®</sup>) and/or the quality of services they provide (MLS<sup>®</sup>, Multiple Listing Service<sup>®</sup>)

Listing information last updated on April 9th, 2025 at 7:47am MDT