

# \$88,000 - N/A, Edmonton

MLS® #E4416855

**\$88,000**

1 Bedroom, 1.00 Bathroom, 479 sqft  
Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

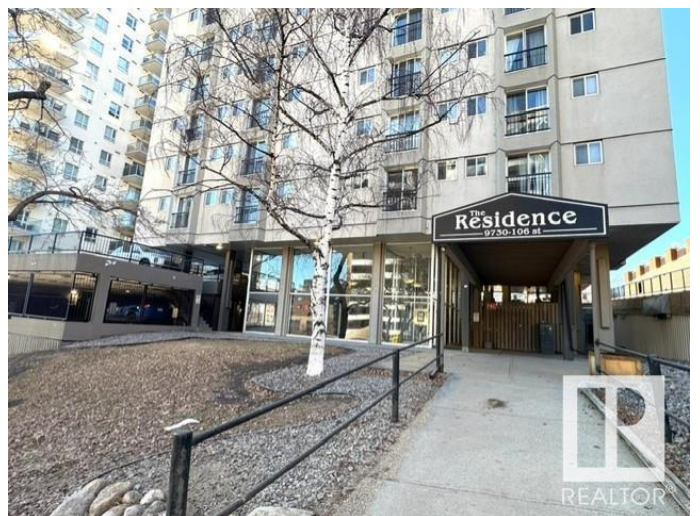
**CALLING INVESTORS & STARTER HOME BUYERS!** Welcome to this one bedroom & one bathroom condo located on 106 St, ideally situated just out of the downtown traffic yet within walking distance to JASPER AVE.

Nestled in the vibrant core of the city, you are minutes away to the Government LRT station, public transportation, schools, shopping, trendy cafes, bars, restaurants, office buildings, & more! Enjoy picturesque RIVER VALLEY trails & parks, perfect for those who love nature or have an active lifestyle! This unit features open-concept bright living room, spacious kitchen with maple-color cabinets, a bedroom, a 4 piece bathroom & in-suite laundry. Also comes with one assigned parking stall. Easy access to MacEwan & University of Alberta. **DON'T MISS OUT THIS LOW AFFORDABLE GEM!**

Built in 1966

## Essential Information

|                |          |
|----------------|----------|
| MLS® #         | E4416855 |
| Price          | \$88,000 |
| Bedrooms       | 1        |
| Bathrooms      | 1.00     |
| Full Baths     | 1        |
| Square Footage | 479      |
| Acres          | 0.00     |



|            |                        |
|------------|------------------------|
| Year Built | 1966                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Apartment High Rise    |
| Style      | Single Level Apartment |
| Status     | Active                 |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | N/A                 |
| Area        | Edmonton            |
| Subdivision | Downtown (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5K 1B7             |

### **Amenities**

|                |          |
|----------------|----------|
| Amenities      | Intercom |
| Parking Spaces | 1        |
| Parking        | Stall    |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating      | Baseboard, Hot Water, Natural Gas                                       |
| # of Stories | 11  |
| Stories      | 1   |
| Has Basement | Yes   |
| Basement     | None, No Basement   |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Block, Brick, Composition  |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Tar & Gravel   |
| Construction      | Block, Brick, Composition  |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | January 2nd, 2025 |
| Days on Market | 92                |
| Zoning         | Zone 12           |

Condo Fee            \$539

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Listing information last updated on April 4th, 2025 at 2:47pm MDT