

## **\$193,300 - 223 13111 140 Avenue, Edmonton**

MLS® #E4433255

**\$193,300**

2 Bedroom, 2.00 Bathroom, 1,063 sqft

Condo / Townhouse on 0.00 Acres

Pembina, Edmonton, AB

Best value in a convenient location. Walking distance to Skyview Shopping Centre, Shopper Drug Mart, Freshco, Canadian Super Store, Lucky 97 Supermarket, Banking Centres, MediCentres, and many popular fast food chains. This is a 2 large bedrooms with 2 bath CORNER UNIT located on second floor. In suite laundry and door steps to stairs way leading right to front entrance and to underground heated storage and parking stall. Building has 2 elevators and lots of visitors parking and Wheelchairs Accessible. Reasonable condo fee with well maintained property management. Great location for retirees or first time homebuyers.

Built in 2006

### **Essential Information**

MLS® #	E4433255
Price	\$193,300
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,063
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment



Style	Single Level Apartment
Status	Active

### Community Information

Address	223 13111 140 Avenue
Area	Edmonton
Subdivision	Pembina
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0B1

### Amenities

Amenities	Air Conditioner, Closet Organizers, Detectors Smoke, Hot Water Instant, No Animal Home, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Sprinkler Sys-Underground, Storage-In-Suite, Storage-Locker Room, Vinyl Windows
Parking	Stall, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Combination, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Stucco
Exterior Features	Commercial, Corner Lot, Fenced, Landscaped, No Through Road, Paved Lane, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Concrete, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 29th, 2025
Days on Market	3

Zoning	Zone 27
Condo Fee	\$546

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