

Courtesy Of Tiffany Mclellan Of RE/MAX Elite

## \$99,000 - 10 10146 154 Street, Edmonton

MLS® #E4426550

**\$99,000**

2 Bedroom, 1.00 Bathroom, 807 sqft

Condo / Townhouse on 0.00 Acres

Canora, Edmonton, AB

TOP FLOOR Great investment or first time buyer start up! AIRBNB is allowed in this building, with healthy reserve fund and no assessments! See it you'll love this place!, 2 bedroom unit in Central West Edmonton, CLOSE TO ALL AMENITIES including future LRT line, downtown, WEM, and more . The building is the nicest on the block with tasteful curb appeal. Ebony beveled edge engineered HARDWOOD, and CERAMIC tiled floors, are nice upgrades you'll enjoy. MAPLE KITCHEN cabinetry, 1yr old appliances in both the kitchen and bathroom set off the space! WARM, INVITING quality millwork that bring this home together. The full 4 piece bath is large and UPGRADED; a nice place to relax in at days end. Huge in-suite STORAGE (a rarity) and spacious bedrooms are perfect for a roommate or HOME OFFICE situation. Other notable upgrades include the exterior, vinyl windows, BALCONY and patio doors. One outdoor assigned parking stall included



FLOOR 1  
GROSS INTERNAL AREA  
FLOOR 1: 807 sq. ft. (75 m<sup>2</sup>)  
TOTAL: 807 sq. ft. (75 m<sup>2</sup>)  
NOTE: DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY.

Built in 1970

### Essential Information

MLS® #	E4426550
Price	\$99,000
Bedrooms	2
Bathrooms	1.00

Full Baths	1
Square Footage	807
Acres	0.00
Year Built	1970
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	10 10146 154 Street
Area	Edmonton
Subdivision	Canora
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T2P 2H3

### Amenities

Amenities	See Remarks
Parking	Rear Drive Access

### Interior

Appliances	Hood Fan, Refrigerator, Stove-Electric
Heating	Baseboard, Natural Gas
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	Tar & Gravel
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	March 20th, 2025
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Days on Market     41  
Zoning                Zone 21  
Condo Fee           \$755



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