

Courtesy Of Kelly L Nikolic Of Rimrock Real Estate

\$189,000 - 201 12550 140 Avenue, Edmonton

MLS® #E4427572

\$189,000

2 Bedroom, 2.00 Bathroom, 848 sqft

Condo / Townhouse on 0.00 Acres

Baranow, Edmonton, AB

Welcome to this beautifully appointed 2-bed 2-bath condo, offering the ideal blend of comfort, convenience, and style. Enjoy an open-concept living and dining area that flows seamlessly, perfect for entertaining friends or relaxing after a long day. Retreat to the primary suite featuring an ensuite bathroom, while the 2nd bedroom is perfect for guests or a home office. Benefit from the luxury of two well-appointed bathrooms, providing ample privacy and convenience for you and your guests. Plus a storage room right in the unit. The condo includes not 1, but 2 parking stalls—1 in a secure underground parkade for the colder months and another above ground. Just steps away from all essential amenities, including shops, restaurants, parks, and bus stations, making commuting a breeze. Embrace the convenience of urban living without sacrificing comfort. Whether you are a first-time buyer or looking to downsize, this condo offers the perfect opportunity to enjoy a sophisticated lifestyle in a desirable community.

Built in 2004

Essential Information

MLS® # E4427572

Price \$189,000



| | |
|----------------|------------------------|
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 848 |
| Acres | 0.00 |
| Year Built | 2004 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 201 12550 140 Avenue |
| Area | Edmonton |
| Subdivision | Baranow |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5X 6J4 |

Amenities

| | |
|----------------|--------------------------------------------|
| Amenities | Detectors Smoke, Party Room, Vinyl Windows |
| Parking Spaces | 2 |
| Parking | Stall, Underground |

Interior

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

Exterior

| | |
|-------------------|----------------------------------------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | Landscaped, Public Transportation, Shopping Nearby |
| Roof | Asphalt Shingles |

| | |
|--------------|--------------------|
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 26th, 2025 |
| Days on Market | 83 |
| Zoning | Zone 27 |
| Condo Fee | \$560 |

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Listing information last updated on June 17th, 2025 at 3:17am MDT