

# \$329,800 - 202 11103 84 Avenue, Edmonton

MLS® #E4429285

**\$329,800**

1 Bedroom, 2.00 Bathroom, 697 sqft

Condo / Townhouse on 0.00 Acres

Garneau, Edmonton, AB

Location Location Location! Perfect Opportunity for first time home buyers and investors. This LOW CONDO FEES condo is STEPS AWAY FROM UNIVERSITY OF ALBERTA and HOSPITAL. This Condo comes with a heated underground parking stall. Recent upgrades include the NEW VINYL FLOORING, NEW HOT WATER TANK AND NEW FURNACE along with FRESH PAINT ON THE WALLS. This 2-beds 2-bathroom condo offers an open floor plan with vinyl flooring throughout main living space and carpet in the bedrooms. The spacious master bedroom along with closets and a 4-pc bathroom. The second bedroom does not have a window but has a nice size closet. The main bathroom is a 3-pc bathroom. There is a spacious patio to do Summer activities like Barbeque. MIUST WATCH PROPERTY!!

Built in 2003

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4429285  |
| Price          | \$329,800 |
| Bedrooms       | 1         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 697       |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2003                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Apartment High Rise    |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 202 11103 84 Avenue |
| Area        | Edmonton            |
| Subdivision | Garneau             |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6G 3X4             |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Air Conditioner, Ceiling 9 ft., Storage-In-Suite |
| Parking Spaces | 1  |
| Parking        | Heated, Underground                              |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| # of Stories      | 6  |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Concrete, Brick, Stone, Stucco                               |
| Exterior Features | Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Tar & Gravel   |
| Construction      | Concrete, Brick, Stone, Stucco                               |
| Foundation        | Concrete Perimeter   |

### Additional Information

|             |                 |
|-------------|-----------------|
| Date Listed | April 5th, 2025 |
|-------------|-----------------|

|                |         |
|----------------|---------|
| Days on Market | 37      |
| Zoning         | Zone 15 |
| Condo Fee      | \$351   |

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Listing information last updated on May 12th, 2025 at 4:32am MDT