

## \$129,000 - 309 1620 48 Street, Edmonton

MLS® #E4446757

**\$129,000**

2 Bedroom, 1.00 Bathroom, 969 sqft

Condo / Townhouse on 0.00 Acres

Pollard Meadows, Edmonton, AB

Welcome to Millwoods Terrace! Located in the family friendly community of Pollard Meadows this 3rd floor condo unit of a LOW-RISE CONDO CONVERSION boasts 958+ Sqft. of living space offering privacy & tranquility. As you step inside, you're greeted by a spacious hallway & bright & inviting living space that seamlessly blends modern design & comfort, featuring large windows allowing natural light in & offering panoramic views of the complex. Adjacent to the dining area is the spacious kitchen w/ ample cabinet space & breakfast bar! This amazing unit also features 2 spacious bedrooms, a hallway storage closet & FULL SIZE BALCONY! Amenities in the building include ON-SITE MANAGEMENT, ELEVATOR & LARGE, CLEAN LAUNDRY FACILITIES ON EACH FLOOR! Close to schools, shopping, restaurants & directly on the ETS bus route! Perfect for first-time investors & first-time home buyer!

Built in 1981

### Essential Information

MLS® #	E4446757
Price	\$129,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1



Square Footage	969
Acres	0.00
Year Built	1981
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	309 1620 48 Street
Area	Edmonton
Subdivision	Pollard Meadows
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 5P1

### Amenities

Amenities	See Remarks
Parking	Parking Pad Cement/Paved

### Interior

Appliances	Dishwasher-Built-In, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 9th, 2025
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Days on Market	2
Zoning	Zone 29
Condo Fee	\$552

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