

## **\$179,900 - 307 10535 122 Street, Edmonton**

MLS® #E4425955

**\$179,900**

2 Bedroom, 2.00 Bathroom, 850 sqft

Condo / Townhouse on 0.00 Acres

Westmount, Edmonton, AB

Beautiful and bright CORNER 2 Bed 2 Bath Condo located in desirable community of WESTMOUNT , right behind the OLIVER SQUARE COMPLEX that has a 24 hour gym, restaurants, London Drug store, grocery store, shops and so much more! This location is an easy access to DOWNTOWN EDMONTON, ETS and a FUTURE LRT will only be located a block away! This unit is a spacious 850 Sq. ft., comes with Stainless-steel appliances, In-suite Laundry, big windows flooding the unit with tonnes of natural light & a very spacious CORNER balcony to enjoy your morning coffee or a yummy bbq on those summer evenings.. This unit also comes with a STALL Parking located as soon as you exit the building from the side. Master bedroom offers great space,WALK-THRU CLOSET w/3pc Ensuite Bath. Second Bedroom is also a good size and another 3pc bath. The building has elevators and is secured with locked front door entrance with intercom service set up. Very well kept building with excellent management in place.

Built in 2002

### **Essential Information**

MLS® # E4425955

Price \$179,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 850                    |
| Acres          | 0.00                   |
| Year Built     | 2002                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 307 10535 122 Street |
| Area        | Edmonton             |
| Subdivision | Westmount            |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5N 4B7              |

### Amenities

|           |  |
|-----------|--|
| Amenities | On Street Parking, Carbon Monoxide Detectors, Detectors Smoke, Intercom, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Patio, Security Door, Storage-In-Suite, See Remarks |
| Parking   | Stall  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating           | Baseboard, Natural Gas  |
| # of Stories      | 4   |
| Stories           | 4   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Flat Site, Golf Nearby, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Stucco       |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 15th, 2025 |
| Days on Market | 38               |
| Zoning         | Zone 07          |
| Condo Fee      | \$543            |

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Listing information last updated on April 21st, 2025 at 9:47pm MDT