

## \$239,900 - 212 10411 122 Street, Edmonton

MLS® #E4437753

**\$239,900**

2 Bedroom, 1.00 Bathroom, 1,052 sqft

Condo / Townhouse on 0.00 Acres

Westmount, Edmonton, AB

Nestled in an urban oasis, close to all amenities, is this private & spacious unit in highly desirable Glenora Gates. Featuring two bedrooms, one bathroom and backing on to 105 Avenue, this unit offers all of the privacy you need while living in a centrally located condominium development. The kitchen includes granite countertops and almost new smart appliances. Other features of this unit include plenty of storage and a gas line on the spacious balcony, perfect for the included gas BBQ. The titled, heated, underground parking stall and an abundance of visitor parking only enhance this unit's appeal. Walking for mere minutes will get you to Oliver Pool, the Brewery District across the street, and the future LRT line. Additionally, the close proximity of numerous walking and biking paths has you in Edmonton's beautiful river valley, the University of Alberta or Whyte Avenue in no time. At this list price, the inherent value of this investment is sure to be maintained. This one definitely won't last long!

Built in 2003

### Essential Information

MLS® # E4437753

Price \$239,900

Bedrooms 2



Bathrooms	1.00
Full Baths	1
Square Footage	1,052
Acres	0.00
Year Built	2003
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	212 10411 122 Street
Area	Edmonton
Subdivision	Westmount
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5N 4C2

### **Amenities**

Amenities	Off Street Parking, Air Conditioner, Deck, Intercom, No Smoking Home, See Remarks, Storage Cage, Natural Gas BBQ Hookup
Parking Spaces	1
Parking	Heated, Underground

### **Interior**

Appliances	Alarm/Security System, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator-Energy Star, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Stucco
Exterior Features	Golf Nearby, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	EPDM Membrane

Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 22nd, 2025
Days on Market	13
Zoning	Zone 07
Condo Fee	\$542

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