

Courtesy Of Chris Broadhurst Of RE/MAX River City

# **\$185,950 - 101 10520 80 Avenue, Edmonton**

MLS® #E4418454

**\$185,950**

2 Bedroom, 2.00 Bathroom, 944 sqft

Condo / Townhouse on 0.00 Acres

Queen Alexandra, Edmonton, AB

Amazing opportunity for ownership or investment. A can't beat location just off Whyte Ave and all that offers, this spacious 2 bedroom, 2 bathroom unit has it all in a nice open concept and affordable package. Unit also offers in-suite laundry and storage which offers a level of convenience not many similar units do. Transit, shops, entertainment, parks, the U of A and our world renowned river valley are steps away and everything that makes this a must to consider.

Built in 1981

## **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4418454               |
| Price          | \$185,950              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 944                    |
| Acres          | 0.00                   |
| Year Built     | 1981                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

## **Community Information**



|             |                     |
|-------------|---------------------|
| Address     | 101 10520 80 Avenue |
| Area        | Edmonton            |
| Subdivision | Queen Alexandra     |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6E 1V3             |

### **Amenities**

|           |                                 |
|-----------|---------------------------------|
| Amenities | Security Door, Storage-In-Suite |
| Parking   | Stall                           |

### **Interior**

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Baseboard, Water   |
| # of Stories | 4  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Brick, Stucco   |
| Exterior Features | Back Lane, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Tar & Gravel  |
| Construction      | Wood, Brick, Stucco   |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | January 17th, 2025 |
| Days on Market | 92                 |
| Zoning         | Zone 15            |
| Condo Fee      | \$467              |

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Listing information last updated on April 19th, 2025 at 5:32am MDT