

# **\$174,800 - 116 10404 24 Avenue, Edmonton**

MLS® #E4430645

**\$174,800**

2 Bedroom, 1.00 Bathroom, 1,204 sqft

Condo / Townhouse on 0.00 Acres

Ermineskin, Edmonton, AB

Bright and spacious 2-storey in Ermineskin offering fantastic value for first-time buyers or investors! The upper level features 2 bedrooms, a 4-piece bath, walk-through closet from the primary bedroom, and convenient upstairs laundry. On the main floor, enjoy a large living room with sliding doors opening to green space, a functional kitchen with plenty of cabinets, dining area, and lots of storage space. Includes an energized parking stall and a newer furnace and hot water tank (approx. 6 years old). Great location near Century Park LRT, South Edmonton Common, Henday, and Calgary Trail!

Built in 1978

## **Essential Information**

MLS® #	E4430645
Price	\$174,800
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,204
Acres	0.00
Year Built	1978
Type	Condo / Townhouse
Sub-Type	Stacked Townhouse
Style	2 Storey



Status	Active
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## Community Information

Address	116 10404 24 Avenue
Area	Edmonton
Subdivision	Ermineskin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 4J7

## Amenities

Amenities	No Animal Home, Storage-In-Suite
Parking	Stall

## Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

## Exterior

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Landscaped, Picnic Area, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	April 12th, 2025
Days on Market	7
Zoning	Zone 16
Condo Fee	\$246

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