

# **\$130,900 - 2 5635 105 Street, Edmonton**

MLS® #E4429682

**\$130,900**

2 Bedroom, 1.00 Bathroom, 714 sqft

Condo / Townhouse on 0.00 Acres

Pleasantview (Edmonton), Edmonton, AB

**CONVENIENCE, LOCATION & AFFORDABILITY** all in one! Welcome to this Pleasantview 2 BED condo w/ condo fees incl HEAT & WATER UNDER \$300/month! Spacious living area, generous closet & separate STORAGE ROOM greet you on entry. Well-kept kitchen features ample dining space & a NEWER glass-top stove. MASSIVE WINDOWS line the north wall, filling the unit w/ NATURAL LIGHTâ€™doesnâ€™t feel like a bottom floor unit at all! Two well-sized BDRMS & a roomy BATH offer COMFORT for all abilities. Assigned PARKING STALL is VISIBLE from your window! PRIME LOCATION: near BUS, LRT, Calgary Trail, Southgate Mall, & Whitemud Drive. All MAJOR AMENITIES nearby + green space & playground across the street at Mount Pleasant Park! Whether youâ€™re buying your first home or adding to your portfolio, as an investment, this just makes sense. Come into a rare opportunity for affordable ownership in a market of high demand!

Built in 1963

## **Essential Information**

MLS® #	E4429682
Price	\$130,900
Bedrooms	2



Bathrooms	1.00
Full Baths	1
Square Footage	714
Acres	0.00
Year Built	1963
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	2 5635 105 Street
Area	Edmonton
Subdivision	Pleasantview (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 2N2

### **Amenities**

Amenities	Parking-Plug-Ins, Parking-Visitor
Parking	Stall

### **Interior**

Appliances	Refrigerator, Stove-Electric
Heating	Hot Water, Natural Gas
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	Tar & Gravel
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 8th, 2025
Days on Market	35
Zoning	Zone 15
Condo Fee	\$273

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