

## \$224,900 - 202 2504 109 Street, Edmonton

MLS® #E4434692

**\$224,900**

1 Bedroom, 1.00 Bathroom, 761 sqft

Condo / Townhouse on 0.00 Acres

Ermineskin, Edmonton, AB

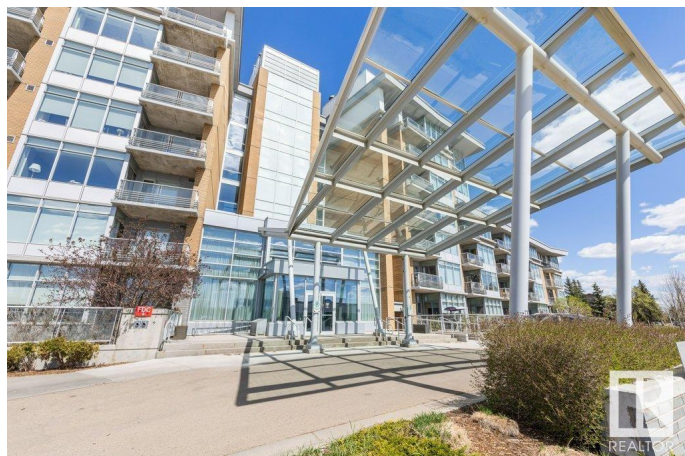
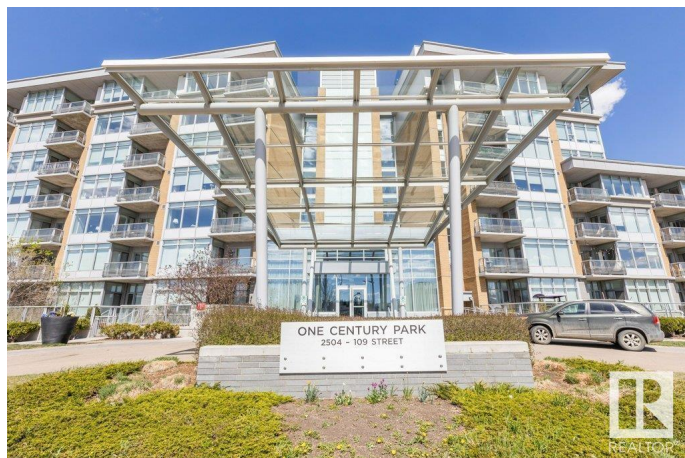
Why rent? All utilities included in condo fee! Move in ready unit with titled under ground parking stall and titled storage cage. Perfectly located close to all amenities, shopping, transit, and schools. Unit is pristine with carpet and tile throughout. The kitchen has a large granite island with loads of cabinets. The living room is bright with large windows and an electric fireplace. The bedroom is a good size with a double walk-thru closet and large modern 4 piece bath! There is an exercise room on the same floor. Amazing value!

Built in 2008

### Essential Information

MLS® #	E4434692
Price	\$224,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	761
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information



Address	202 2504 109 Street
Area	Edmonton
Subdivision	Ermineskin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 2H3

### **Amenities**

Amenities	Air Conditioner, Exercise Room, Secured Parking, Storage-Locker Room
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Heat Pump, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Concrete, Brick, Metal
Exterior Features	Playground Nearby, Public Transportation, Schools, See Remarks
Roof	EPDM Membrane
Construction	Concrete, Brick, Metal
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	May 6th, 2025
Days on Market	3
Zoning	Zone 16
Condo Fee	\$696

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Listing information last updated on May 9th, 2025 at 7:02am MDT