\$195,000 - 102 13835 155 Avenue, Edmonton

MLS® #E4430707

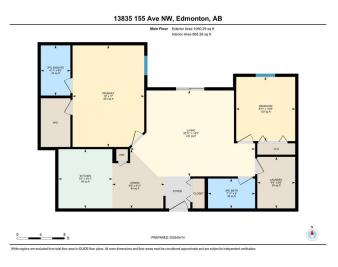
\$195,000

2 Bedroom, 2.00 Bathroom, 1,050 sqft Condo / Townhouse on 0.00 Acres

Carlton, Edmonton, AB

Welcome to Tuscan Village in the heart of Carlton! This beautifully maintained ground-floor unit features 2 spacious bedrooms and 2 full bathrooms, designed with an open-concept layout perfect for modern living. The primary bedroom includes a private 3-piece ensuite, while the in-suite laundry adds everyday convenience. Step out onto your private ground-level balconyâ€"a perfect spot to enjoy your morning coffee. This unit also comes with two assigned underground parking stalls, offering both security and comfort year-round. Currently tenant-occupied, this property provides a great investment opportunityâ€"with tenants who would love to stay, if permitted by the new owner. Situated in a prime location close to transit, schools, and with easy access to Anthony Henday Drive and St. Albert, this is a fantastic opportunity for first-time buyers, downsizers, or investors alike.







Built in 2009

Essential Information

| MLS® # | E4430707 |
|------------|-----------|
| Price | \$195,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |

| Square Footage Acres Year Built Type Sub-Type | 1,050 0.00 2009 Condo / Townhouse Lowrise Apartment | |
|---|--|--|
| Style | Single Level Apartment | |
| Status | Active | |
| Community Information | | |
| Address | 102 13835 155 Avenue | |
| Area | Edmonton | |
| Subdivision | Carlton | |
| City | Edmonton | |
| County | ALBERTA | |
| Province | AB | |
| Postal Code | T6V 0B7 | |
| Amenities | | |
| Amenities | Carbon Monoxide Detectors, Deck, Front Porch, Parking-Visitor | |
| Parking Spaces | 2 | |
| Parking | Double Indoor | |
| Interior | | |
| Interior Features | ensuite bathroom | |
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer | |
| Heating | Baseboard, Hot Water, Water | |
| # of Stories | 4 | |
| Stories | 1 | |
| Has Basement | Yes | |
| Basement | None, No Basement | |
| Exterior | | |
| Exterior | Wood, Stucco | |
| Exterior Features | Schools, Shopping Nearby | |
| Roof | Clay Tile | |
| Construction | Wood, Stucco | |
| Foundation | Concrete Perimeter | |
| Additional Inform | nation | |

Additional Information

Date ListedApril 14th, 2025Days on Market17ZoningZone 27Condo Fee\$436

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Listing information last updated on May 1st, 2025 at 9:47am MDT