

# **\$369,369 - 415 12650 142 Avenue, Edmonton**

MLS® #E4448834

**\$369,369**

2 Bedroom, 2.00 Bathroom, 905 sqft

Condo / Townhouse on 0.00 Acres

Baranow, Edmonton, AB

**PRIME LOCATION! TOP FLOOR! CORNER UNIT!** With an abundance of natural light to this top floor open concept unit, you will never want to leave! Immaculately kept, ample storage, two spacious bedrooms, two bathrooms, two parking stalls (right beside main door entry). Wrap around balcony and in unit laundry. Moments away from schools (existing & up coming), shopping centers, recreation centers, public transit, shopping centers, fitness centers, parks, Anthony Henday, St.Albert, all amenities - anything and everything you are looking for literally at your fingertips. Whether you are looking for your first or next home, or your first or next investment, look no further!

Built in 2014

## **Essential Information**

MLS® #	E4448834
Price	\$369,369
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	905
Acres	0.00
Year Built	2014
Type	Condo / Townhouse



Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	415 12650 142 Avenue
Area	Edmonton
Subdivision	Baranow
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 0J4

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Exercise Room, Intercom, No Animal Home, No Smoking Home, Parking-Extra, Parking-Plug-Ins, Parking-Visitor, Party Room, Recreation Room/Centre, Sprinkler System-Fire, Sprinkler Sys-Underground, Television Connection, Vinyl Windows
Parking	2 Outdoor Stalls

### Interior

Interior Features	ensuite bathroom
Appliances	Air Cleaner-Electronic, Dishwasher - Energy Star, Dryer, Freezer, Furniture Included, Intercom, Microwave Hood Fan, Oven-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Vacuum Systems, Washer - Energy Star, TV Wall Mount, Curtains and Blinds
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	See Remarks
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 20th, 2025
Days on Market	11
Zoning	Zone 27
Condo Fee	\$448

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 31st, 2025 at 9:02am MDT