

# **\$189,000 - 306 18020 95 Avenue, Edmonton**

MLS® #E4457286

**\$189,000**

2 Bedroom, 2.00 Bathroom, 958 sqft

Condo / Townhouse on 0.00 Acres

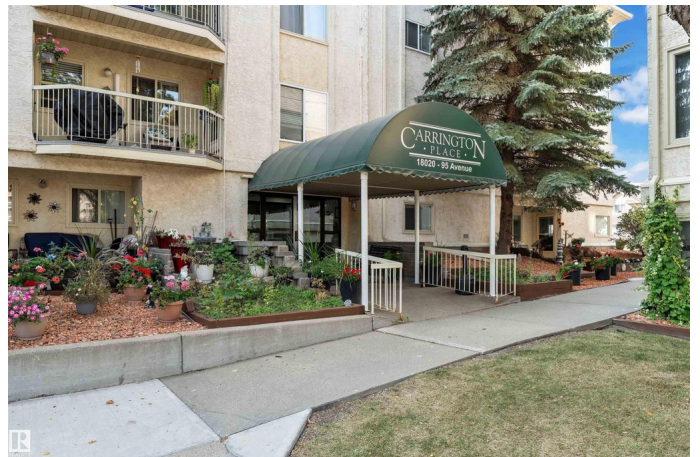
La Perle, Edmonton, AB

This spacious, FULLY FURNISHED unit features BRAND-NEW furniture, appliances, fixtures, and luxury vinyl flooring in the bedrooms. It offers 2 spacious bedrooms and 2 bathrooms, along with in-suite laundry and granite countertops throughout. Conveniently located within WALKING DISTANCE TO WEST EDMONTON MALL, transit options, and all major amenities, ensuring exceptional accessibility. With LOW CONDO FEES and surface parking, this property provides excellent value. Don't miss this incredible opportunity to own a comfortable and conveniently situated home!

Built in 1993

## **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4457286               |
| Price          | \$189,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 958                    |
| Acres          | 0.00                   |
| Year Built     | 1993                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 306 18020 95 Avenue |
| Area        | Edmonton            |
| Subdivision | La Perle            |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5T 6B2             |

### Amenities

|           |                                                                                             |
|-----------|---------------------------------------------------------------------------------------------|
| Amenities | Deck, Detectors Smoke, Exercise Room, Parking-Visitor, Pool-Indoor, Sauna; Swirlpool; Steam |
| Parking   | Stall                                                                                       |
| Has Pool  | Yes                                                                                         |

### Interior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                       |
| Appliances        | Dishwasher-Built-In, Dryer, Furniture Included, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Baseboard, Natural Gas                                                                                 |
| # of Stories      | 4                                                                                                      |
| Stories           | 1                                                                                                      |
| Has Basement      | Yes                                                                                                    |
| Basement          | None, Unfinished                                                                                       |

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                       |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                   |
| Construction      | Wood, Stucco                                                       |
| Foundation        | Concrete Perimeter                                                 |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 11th, 2025 |
| Days on Market | 52                   |
| Zoning         | Zone 20              |
| Condo Fee      | \$531                |

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Listing information last updated on November 2nd, 2025 at 11:02am MST