

## \$209,800 - 404 13710 150 Avenue, Edmonton

MLS® #E4436841

**\$209,800**

2 Bedroom, 2.00 Bathroom, 874 sqft

Condo / Townhouse on 0.00 Acres

Cumberland, Edmonton, AB

Top-floor, west-facing condo built by Urban Landmarks Master Builder. This exceptionally well-constructed unit offers a spacious open-concept layout featuring two generously sized bedrooms and two full bathrooms. The primary suite is a standout, complete with a large walk-in closet and a luxurious five-foot fiberglass walk-in shower with dual glass panel doors, providing a spa-like experience. Featuring a modern kitchen with maple cabinetry, a convenient eating bar, and an open flow into a bright dinette and living room. Large patio doors lead out to a west-facing balcony, where you can enjoy stunning sunsets and take advantage of the gas BBQ hookup for summer grilling. Additional features include in-suite storage and laundry, and a heated underground parking stall. Skyview Landing III offers access to a fitness room, social room, air-conditioned corridors, video surveillance at the main entrance and in the parkade. Fantastic location, close to shopping, parks, public transit and major roadways.

Built in 2006

### Essential Information

MLS® # E4436841

Price \$209,800



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	874
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	404 13710 150 Avenue
Area	Edmonton
Subdivision	Cumberland
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0B2

### Amenities

Amenities	Air Conditioner, Detectors Smoke, Exercise Room, Parking-Visitor, Party Room, Secured Parking, Security Door, Sprinkler System-Fire, Storage-In-Suite, Television Connection, Vinyl Windows
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Metal, Vinyl
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Schools,

	Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	May 16th, 2025
Days on Market	33
Zoning	Zone 27
Condo Fee	\$602

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