# \$89,900 - 10 10146 154 Street, Edmonton

MLS® #E4443572

### \$89,900

2 Bedroom, 1.00 Bathroom, 1,123 sqft Condo / Townhouse on 0.00 Acres

Canora, Edmonton, AB

FIRST TIME BUYER ALERT! INVESTOR ALERT! TOP FLOOR AIRBNB is allowed in this building, with healthy reserve fund and no assessments!, you'll love this place! The 2 bedroom unit complete with balcony Central West Edmonton, CLOSE TO ALL AMENITIES including Fred Broadstock outdoor swimming pool, future LRT line, downtown, WEM, and more. The building has great curb appeal with the newer exterior envelope. Ebony beveled edge engineered HARDWOOD, and newly installed CERAMIC tiled floors, are nice upgrades you'll enjoy. MAPLE KITCHEN cabinetry, and bathroom with WARM, INVITING quality millwork that bring this home together. 1yr old appliances in the kitchen. The full 4 piece bath is large and UPGRADED including new tub surround. Huge in-suite STORAGE (a rarity) with spacious bedrooms. Exterior envelope upgrades include the exterior, vinyl windows, BALCONY and patio doors. One outdoor assigned parking stall is included located at the rear of the building.

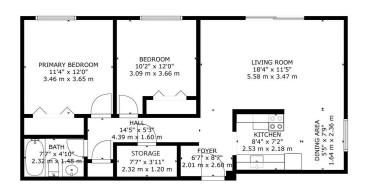


#### **Essential Information**

MLS® # E4443572 Price \$89,900

Bedrooms 2





GROSS INTERNAL AREA FLOOR 1: 804 sq. ft,75 m2 TOTAL: 804 sq. ft,75 m2 Bathrooms 1.00

**Full Baths** 

Square Footage 1,123

Acres 0.00 Year Built 1970

Type Condo / Townhouse Sub-Type Lowrise Apartment

1

Style Single Level Apartment

Status Active

# **Community Information**

Address 10 10146 154 Street

Area Edmonton
Subdivision Canora
City Edmonton
County ALBERTA

Province AB

Postal Code T2P 2H3

## **Amenities**

Amenities See Remarks

Parking Rear Drive Access

#### Interior

Appliances Hood Fan, Refrigerator, Stove-Electric

Heating Baseboard, Natural Gas

# of Stories 3
Stories 1
Has Basement Yes

has basement yes

Basement None, No Basement

### **Exterior**

Exterior Wood, Brick, Vinyl

Exterior Features Public Transportation, Schools, Shopping Nearby

Roof Tar & Damp; Gravel
Construction Wood, Brick, Vinyl
Foundation Concrete Perimeter

#### **Additional Information**

Date Listed June 20th, 2025

Days on Market 16

Zoning Zone 21

Condo Fee \$755



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Listing information last updated on July 6th, 2025 at 12:47am MDT