\$249,000 - 3 11811 106 Street, Edmonton

MLS® #E4439900

\$249,000

2 Bedroom, 1.50 Bathroom, 934 sqft Condo / Townhouse on 0.00 Acres

Westwood (Edmonton), Edmonton, AB

Now \$249,000 â€" Price Reduced from \$299,900! Turnkey 2-bedroom condo just steps from NAIT â€" and now \$50,000 more affordable! This unit offers a private entrance, central air conditioning, and a bright, open-concept layout perfect for student life or downtown living. On the main floor, you'll find a modern kitchen with stainless steel appliances, rich espresso cabinetry and ample counter space. The adjoining living/dining area opens to your private balcony, ideal for relaxing after class or work. A convenient 2-piece bathroom and utility/storage room complete the main level. Upstairs, you'll find TWO generously sized bedrooms, each thoughtfully appointed with large windows and cozy carpeting, a shared 4 pc bath, and in-suite laundry for added convenience. Whether you're a student seeking quick campus access, a faculty member looking to eliminate your commute, or an investor after a hassle-free rental, this home delivers unmatched convenience. Walk to classrooms, the LRT, cafés and shops in minutes.





Built in 2009

Essential Information

MLS® # E4439900 Price \$249,000 Bedrooms 2

Bathrooms 1.50

Full Baths 1

Half Baths 1

Square Footage 934

Acres 0.00

Year Built 2009

Type Condo / Townhouse

Sub-Type Stacked Townhouse

Style 2 Storey

Status Active

Community Information

Address 3 11811 106 Street

Area Edmonton

Subdivision Westwood (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T5G 2R2

Amenities

Amenities Off Street Parking, Air Conditioner, Hot Water Tankless, No Animal

Home, No Smoking Home, Parking-Visitor

Parking Spaces 1

Parking Stall

Interior

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood

Fan, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement None, No Basement

Exterior

Exterior Wood, Stucco

Exterior Features Back Lane, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stucco

Foundation Concrete Perimeter

Additional Information

Date Listed June 2nd, 2025

Days on Market 152

Zoning Zone 08

Condo Fee \$450



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