

## **\$194,900 - 215 13830 150 Avenue, Edmonton**

MLS® #E4458344

**\$194,900**

2 Bedroom, 2.00 Bathroom, 901 sqft

Condo / Townhouse on 0.00 Acres

Cumberland, Edmonton, AB

This IMMACULATE 900 square foot 2 bedroom 2 bathroom condo is located in the heart of the Cumberland community in Edmonton. This unit features a spacious entrance with an open concept floor plan with large kitchen boasting tons of cabinets and counter space including peninsula island. Large living room with cozy electric fireplace walking out to a private covered balcony. Huge primary bedroom with walk through closet to a 3 piece ensuite with double shower. Great sized second bedroom, 4 piece bathroom, and in-suite laundry complete this well kept property. TITLED PARKING stall in the heated underground parkade. Condo fee of \$565.35 includes heat, water-sewer, parking, landscaping/ snow removal and much more. Quick access to downtown Edmonton and the Anthony Henday. This property would make a perfect investment opportunity, downsizer, or a first time home buyer!

Built in 2004

### **Essential Information**

|            |           |
|------------|-----------|
| MLS® #     | E4458344  |
| Price      | \$194,900 |
| Bedrooms   | 2         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 901                    |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 215 13830 150 Avenue |
| Area        | Edmonton             |
| Subdivision | Cumberland           |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6V 1X2              |

### Amenities

|           |                                                                                                                                                                                             |
|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Closet Organizers, Exercise Room, Intercom, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Patio, Secured Parking, Security Door, Sprinkler System-Fire, Vinyl Windows |
| Parking   | Heated, Parkade, Underground                                                                                                                                                                |

### Interior

|                   |                                                                                                                               |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                              |
| Appliances        | Dishwasher-Built-In, Garage Control, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Baseboard, Hot Water, Water                                                                                                   |
| # of Stories      | 4                                                                                                                             |
| Stories           | 1                                                                                                                             |
| Has Basement      | Yes                                                                                                                           |
| Basement          | None, No Basement                                                                                                             |

### Exterior

|                   |                                                                                                                                        |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                     |
| Exterior Features | Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Level Land, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                       |
| Construction      | Wood, Brick, Vinyl                                                                                                                     |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      September 18th, 2025  
Days on Market                27  
Zoning                              Zone 27  
Condo Fee                        \$570

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