

# \$122,600 - 302 6204 180 Street, Edmonton

MLS® #E4418097

**\$122,600**

1 Bedroom, 1.00 Bathroom, 690 sqft  
Condo / Townhouse on 0.00 Acres

Ormsby Place, Edmonton, AB

Top floor corner unit with all the vibes! This sunny, spacious gem is your cozy retreat with a wood-burning fireplace perfect for chilly nights. The bedroom boasts a cheater door to the bathroom through a walk-in closet (fancy, right?). Whip up meals in a kitchen with stunning counters, all while gazing out big, beautiful windows. Youâ€™ve got your own furnace and hot water tankâ€”so youâ€™re the boss of your bills. Parkside Grandeâ€™s got your back (literally)â€”it backs onto lush grass fields, walking paths, and playgrounds. Stroll, jog, or just soak up the chill. Plus, you're minutes from Henday Freeway and West Edmonton Mallâ€”shopping spree, anyone?

Built in 1980

## Essential Information

MLS® #	E4418097
Price	\$122,600
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	690
Acres	0.00
Year Built	1980
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment



Style	Single Level Apartment
Status	Active

### Community Information

Address	302 6204 180 Street
Area	Edmonton
Subdivision	Ormsby Place
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 3J9

### Amenities

Amenities	On Street Parking, Closet Organizers, Detectors Smoke, Intercom, No Animal Home, No Smoking Home, Parking-Visitor
Parking	Stall

### Interior

Appliances	Dishwasher-Built-In, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Fireplaces	Brick Facing, Mantel
# of Stories	3
Stories	3
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	January 15th, 2025
Days on Market	95
Zoning	Zone 20
Condo Fee	\$324

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