

# \$74,999 - 12409 82 Street, Edmonton

MLS® #E4418744

**\$74,999**

1 Bedroom, 1.00 Bathroom, 398 sqft  
Condo / Townhouse on 0.00 Acres

Elmwood Park, Edmonton, AB

Upgraded, move-in ready 1 bedroom 1 bathroom condo. Perfect for a student or investment property. Close to schools, malls, several post secondary institutions, groceries, and public transport. Close to downtown Edmonton. Luxury vinyl plank flooring. LED lighting. Kitchen, living room, bathroom and bedroom. Condo fees include heating, water and waste. Pay only electricity! Well managed building. Common laundry located on same floor as the unit. Energized parking stall. Whether you're looking for a place to call home or a smart investment opportunity, this unit is ready for occupancy. Located on basement level of low-rise condo building, with large windows allowing plenty of light.

Built in 1969

## Essential Information

MLS® #	E4418744
Price	\$74,999
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	398
Acres	0.00
Year Built	1969
Type	Condo / Townhouse



Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	12409 82 Street
Area	Edmonton
Subdivision	Elmwood Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 2X5

### **Amenities**

Amenities	No Animal Home, No Smoking Home, Parking-Plug-Ins
Parking	Stall

### **Interior**

Appliances	Refrigerator, Stove-Electric
Heating	Baseboard, Combination
# of Stories	3
Stories	1
Has Basement	Yes
Basement	See Remarks

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	January 21st, 2025
Days on Market	74
Zoning	Zone 05
Condo Fee	\$278

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