

# \$179,999 - 8 3111 142 Avenue, Edmonton

MLS® #E4425822

## \$179,999

3 Bedroom, 1.00 Bathroom, 1,040 sqft  
Condo / Townhouse on 0.00 Acres

Hairsine, Edmonton, AB

Discover the perfect blend of comfort and convenience in this beautifully updated 3-bedroom carriage home in the heart of Falconridge! Move-in ready, this home boasts brand-new flooring throughout, a modernized kitchen with sleek cabinetry, upgraded countertops, and new stainless steel appliances, including a stacked washer & dryer. Cozy up by the gas fireplace and enjoy peace of mind with a newer furnace and hot water tank (2018). With ample storage inside and out, plus two dedicated parking stalls, a fully fenced yard with artificial grass, this home offers both practicality and style. Conveniently located near schools, transit, and essential amenities, this is an incredible opportunity for first-time buyers, families, or investors.

Built in 1981

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4425822  |
| Price          | \$179,999 |
| Bedrooms       | 3         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,040     |
| Acres          | 0.00      |
| Year Built     | 1981      |



|          |                   |
|----------|-------------------|
| Type     | Condo / Townhouse |
| Sub-Type | Carriage          |
| Style    | Bungalow          |
| Status   | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 8 3111 142 Avenue |
| Area        | Edmonton          |
| Subdivision | Hairsine          |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T5Y 2H6           |

### Amenities

|                |                    |
|----------------|--------------------|
| Amenities      | Patio, See Remarks |
| Parking Spaces | 2                  |
| Parking        | Stall              |

### Interior

|              |                                                                                           |
|--------------|-------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                 |
| Stories      | 1                                                                                         |
| Has Basement | Yes                                                                                       |
| Basement     | None, No Basement                                                                         |

### Exterior

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                   |
| Exterior Features | Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                               |
| Construction      | Wood, Stucco                                                                   |
| Foundation        | Concrete Perimeter                                                             |

### School Information

|            |                       |
|------------|-----------------------|
| Elementary | Bannerman School      |
| Middle     | John D. Bracco School |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 14th, 2025 |
| Days on Market | 37               |
| Zoning         | Zone 35          |
| Condo Fee      | \$399            |

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