

## **\$124,900 - 303 17467 98a Avenue, Edmonton**

MLS® #E4424108

**\$124,900**

1 Bedroom, 1.00 Bathroom, 665 sqft

Condo / Townhouse on 0.00 Acres

Terra Losa, Edmonton, AB

Fantastic, bright, well maintained one-bedroom in the desirable west end neighbourhood of Terra Losa! This third floor condo unit in a great building (with elevator) comes equipped with central A/C, a covered parking stall directly in front of the unit, upgraded flooring in the entrance and kitchen, newer countertops, kitchen sink/faucet and dining room ceiling fan. The kitchen comes with 5 appliances including a great ceramic top stove, lots of cabinetry and countertop space, and looks on to the open style living room and dedicated dining room. The master bedroom is spacious and comes with two closets with built-in shelving. Additional features include in-suite laundry, a large in-suite storage room and a sizeable balcony great for BBQ'ing. Pets are allowed with board approval. Walking distance from shopping and all amenities and only 10 minutes to downtown, this property is a must see!

Built in 1995

### **Essential Information**

|            |           |
|------------|-----------|
| MLS® #     | E4424108  |
| Price      | \$124,900 |
| Bedrooms   | 1         |
| Bathrooms  | 1.00      |
| Full Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 665                    |
| Acres          | 0.00                   |
| Year Built     | 1995                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 303 17467 98a Avenue |
| Area        | Edmonton             |
| Subdivision | Terra Losa           |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6L 7G8              |

### Amenities

|           |  |
|-----------|--|
| Amenities | Air Conditioner, Closet Organizers, Intercom, Parking-Plug-Ins, Parking-Visitor, Patio, Storage-In-Suite |
| Parking   | Single Carport   |

### Interior

|              |  |
|--------------|--|
| Appliances   | Air Conditioning-Central, Dishwasher-Built-In, Fan-Ceiling, Hood Fan, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating      | Hot Water, Natural Gas   |
| # of Stories | 4  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### Exterior

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

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | March 5th, 2025 |
| Days on Market | 54              |
| Zoning         | Zone 20         |
| Condo Fee      | \$456           |

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Listing information last updated on April 28th, 2025 at 2:17pm MDT