

## \$119,000 - 12710 127 Street, Edmonton

MLS® #E4438027

**\$119,000**

2 Bedroom, 1.00 Bathroom, 635 sqft

Condo / Townhouse on 0.00 Acres

Athlone, Edmonton, AB

Investor Alert!!! Welcome to this charming condo located in Edmonton's north end that is ideal for investors or those stepping into homeownership! This two bedroom, one bathroom home showcases freshly painted walls and ceilings, complemented by brand new luxury vinyl plank flooring throughout, an updated kitchen with a new stainless steel fridge and stove, while updated light fixtures, blinds and curtains add a touch of contemporary flair. The four piece bathroom features a brand new bathtub with chic tile surround and a new vanity. With the added convenience of onsite parking and seamless access to Highway 16, commuting is effortless. This home is perfectly situated near parks, schools, walking trails, shopping and restaurants and offers both style and practicality in a prime location.

Built in 2001

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4438027  |
| Price          | \$119,000 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 635       |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2001                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 12710 127 Street |
| Area        | Edmonton         |
| Subdivision | Athlone          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5L 1A5          |

### Amenities

|                |             |
|----------------|-------------|
| Amenities      | See Remarks |
| Parking Spaces | 1           |
| Parking        | Stall       |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Portable, Refrigerator, Stove-Electric, Window Coverings |
| Heating      | Hot Water, Natural Gas  |
| # of Stories | 3   |
| Stories      | 1   |
| Has Basement | Yes   |
| Basement     | None, No Basement   |

### Exterior

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

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 22nd, 2025 |
| Days on Market | 25             |
| Zoning         | Zone 01        |

Condo Fee                    \$368

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