

# \$217,500,000 - 310 13111 140 Avenue, Edmonton

MLS® #E4447400

**\$217,500,000**

2 Bedroom, 2.00 Bathroom, 960 sqft

Condo / Townhouse on 0.00 Acres

Pembina, Edmonton, AB

Updated 960 sq ft 2-bed, 2-bath condo with TWO TITLED PARKING STALLS in a quiet complex in Pembina. Functional layout with bedrooms on opposite sidesâ€”great for privacy. The large primary has a walk-in closet and 4-piece ensuite. Second bedroom sits next to a 3-piece bath, perfect for guests or roommates. Updates over the years include: Carpets replaced and fully painted July 2025. Vinyl plank flooring, tile in both bathrooms, fridge (2023), and microwave hood fan (2025). A/C and furnace serviced in 2024. The open kitchen, spacious dining area, and cozy living room lead to a west-facing balconyâ€”perfect for sunset views. In-suite laundry, central A/C, and titled underground parking + storage cage and titled outdoor stall. Prime location near transit, shopping, restaurants, and major roadways. Comfort, convenience, and value all in one!

Built in 2005

## Essential Information

MLS® #	E4447400
Price	\$217,500,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	960



Acres	0.00
Year Built	2005
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	310 13111 140 Avenue
Area	Edmonton
Subdivision	Pembina
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0B1

### Amenities

Amenities	Air Conditioner, Parking-Plug-Ins, Parking-Visitor, Secured Parking, Security Door, Storage Cage
Parking Spaces	2
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### Exterior

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

### Additional Information

Date Listed	July 11th, 2025
Days on Market	1
Zoning	Zone 27
Condo Fee	\$497

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