

# \$179,000 - 407 12025 22 Avenue, Edmonton

MLS® #E4418207

**\$179,000**

2 Bedroom, 1.00 Bathroom, 690 sqft

Condo / Townhouse on 0.00 Acres

Heritage Valley Town Centre Area, Edmonton, AB

Top Floor Unit. This condo offers good size master bedroom with walking-in closet and 4 piece bathroom with granite counter top. The second bedroom is on opposite end from each other for great privacy. The kitchen has granite counter tops, wood cabinets, stainless steel appliances & flex room for office, storage or pantry. The dining room connects to kitchen and bright living room. In suite laundry and HEATED safe underground parking stall. South facing balcony with gas line for BBQ, & to enjoy nice sunsets. Walking distance to trails, Superstore, Starbucks, and restaurants. Quick access to Anthony Henday . You must see this Nice place!

Built in 2014

## Essential Information

MLS® #	E4418207
Price	\$179,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	690
Acres	0.00
Year Built	2014
Type	Condo / Townhouse



Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	407 12025 22 Avenue
Area	Edmonton
Subdivision	Heritage Valley Town Centre Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2Y1

### **Amenities**

Amenities	Deck, No Animal Home, No Smoking Home, Parking-Visitor
Parking	Heated, Underground

### **Interior**

Appliances	Dishwasher-Built-In, Euro Washer/Dryer Combo, Refrigerator, Stove-Electric, Window Coverings
Heating	Baseboard, Natural Gas, Water
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Commercial, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	January 16th, 2025
Days on Market	56
Zoning	Zone 55
Condo Fee	\$421

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on March 13th, 2025 at 10:02am MDT