

Courtesy Of Taylor Hack Of RE/MAX River City

## **\$115,000 - # 219 6315 135 Avenue Nw, Edmonton**

MLS® #E4242392

### **\$115,000**

2 Bedroom, 1.00 Bathroom, 984 sqft  
Condo / Townhouse on 0.03 Acres

Belvedere, Edmonton, AB

Freshly painted and well maintained! Welcome to Belvedere, a quiet neighbourhood in Northeast Edmonton. Imagine welcoming your friends & family into your new home as they compliment you on this large move-in ready 1 bed + den unit (den has sprinkler system installed so could be used as a second bedroom), perfect for working from home & keeping your work space separate from your relaxing space! All utilities for your unit (electricity, heat, water) included with condo fee's just pay for WiFi and your ready to go! From here, Londonderry Mall is within walking distance, making shopping & takeout incredibly convenient! Belvedere School is a 4-min walk away, making morning drop-off a breeze, & with easy access to 137th Ave, Manning Dr & Fort Rd, it's super easy to get around the city. If you love having 2 underground parking stalls already included... If you love looking out over the beautiful courtyard rather than a street or parking lot...Then this home might be your home!



Built in 2006

### **Essential Information**

MLS® #	E4242392
Price	\$115,000
Bedrooms	2

Bedrooms Above Grade	2
Bathrooms	1.00
Full Baths	1
Square Footage	984
Acres	0.03
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	ACTIVE

### **Community Information**

Address	# 219 6315 135 Avenue Nw
Area	Edmonton
Community	Belvedere
Condo	Holland Gardens
City	Edmonton
County	ALBERTA
State	AB
Zip Code	T5A 5J7

### **Amenities**

Features	Exercise Room, Laundry-In-Suite, See Remarks
Parking Spaces	2
Parking	Underground, Stall

### **Interior**

Interior	Laminate Flooring, Linoleum
Interior Features	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, Microwave Hood Cover, Hood Fan
Heating	Baseboard
# of Stories	1
Basement	None, No Basement

### **Exterior**

Exterior	Stucco, Brick
Exterior Features	Public Transportation, Schools, Shopping Nearby, Playground Nearby, See Remarks

Roof Asphalt Shingles

Construction Concrete

Foundation Concrete

### **School Information**

Elementary BELVEDERE SCHOOL

Middle BALWIN SCHOOL

High M.E. LAZERTE SCHOOL

### **Additional Information**

Date Listed May 5th, 2021

Condo Fee \$717

Disclaimer: Data is deemed reliable but is not guaranteed accurate by the REALTORS® Association of Edmonton.  
Listing information last updated on August 1st, 2021 at 11:16pm CDT