

## \$220,000 - 402 13830 150 Avenue, Edmonton

MLS® #E4454253

**\$220,000**

2 Bedroom, 2.00 Bathroom, 956 sqft

Condo / Townhouse on 0.00 Acres

Cumberland, Edmonton, AB

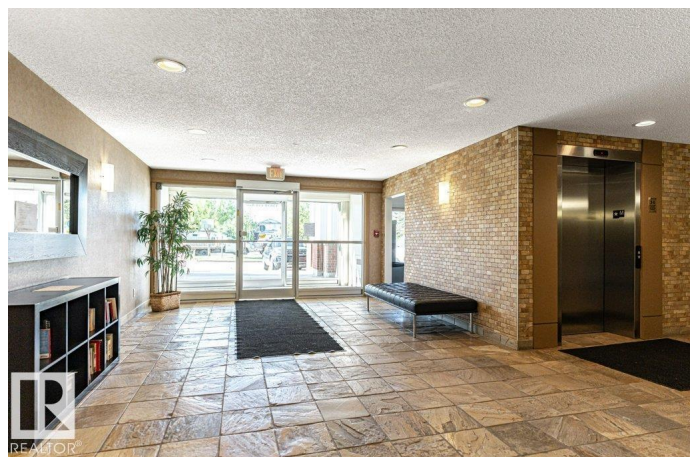
Check out this bright 2 BEDROOM, 2 BATH TOP FLOOR CORNER UNIT with large wrap around balcony. The unit was freshly painted (2023) & has wide plank laminate & tile throughout. The spacious living room has windows on 2 sides & a patio door to the wraparound balcony w/ gas BBQ hookup. The U-shaped kitchen has lots of cabinets, granite counters w/ a raised eating bar & black appliances. Primary bedroom has a walk thru closet & 3 pce. ensuite with a newer shower. The 2nd bedroom is right next to the 4 pce. main bath... perfect for overnight guests or a home office. The unit has a storage room w/ stackable washer/dryer & a 2nd storage room located on the 4th floor. There is a titled underground parking stall. Lots of visitor parking, an exercise room & social room. Are you an investor? Unit is currently tenant occupied with great long term tenants willing to stay & sign a lease. Solid unit in a well managed & well maintained building. Great community close to all the amenities & services youâ€™ll need!

Built in 2004

### Essential Information

MLS® # E4454253

Price \$220,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 956                    |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 402 13830 150 Avenue |
| Area        | Edmonton             |
| Subdivision | Cumberland           |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6V 1X2              |

### Amenities

|           |                                                                                                                                                                                                |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Deck, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Recreation Room/Centre, Secured Parking, Security Door, Social Rooms, Storage-Locker Room, Television Connection |
| Parking   | Parkade, Underground                                                                                                                                                                           |

### Interior

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

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                 |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Brick, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 22nd, 2025 |
| Days on Market | 15                |
| Zoning         | Zone 27           |
| Condo Fee      | \$595             |

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Listing information last updated on September 6th, 2025 at 10:47am MDT