

## \$189,000 - 309 9945 167 Street, Edmonton

MLS® #E4382068

**\$189,000**

2 Bedroom, 2.00 Bathroom, 872 sqft

Condo / Townhouse on 0.00 Acres

Glenwood (Edmonton), Edmonton, AB

Super location! Third Floor 2-BEDROOM + 2-BATH – so close to West Edmonton Mall and downtown. The great room concept features open kitchen with pantry and loads of cabinets and prep space and is perfect for dining and living, with a spacious open concept! The primary bedroom has a walk-through closet with a 4 piece attached ensuite. The second bedroom is off on the other side and steps to the 4 piece bathroom with stackable washer and dryer. There is a good sized storage room as well! Enjoy the summer heat from the balcony directly off the living room. Stay warm in those winter months and park underground in your titled parking stall. Close to transportation, shopping, restaurants, schools, hospital and more! Just move in and enjoy!!

Built in 2007

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4382068  |
| Price          | \$189,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 872       |
| Acres          | 0.00      |
| Year Built     | 2007      |



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

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 309 9945 167 Street |
| Area        | Edmonton            |
| Subdivision | Glenwood (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5P 0K5             |

### Amenities

|           |                 |
|-----------|-----------------|
| Amenities | Secured Parking |
| Parking   | Underground     |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Baseboard, Natural Gas   |
| # of Stories      | 5  |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Fenced, Landscaped, No Through Road, Playground Nearby, Public Transportation, Schools |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco   |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 14th, 2024 |
| Days on Market | 398              |

|           |         |
|-----------|---------|
| Zoning    | Zone 22 |
| Condo Fee | \$498   |

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 May 16th, 2025 at 11:47pm MDT