

Courtesy Of Dave Tarrant Of Century 21 Leading

\$198,500 - 218 12035 22 Avenue, Edmonton

MLS® #E4420110

\$198,500

2 Bedroom, 2.00 Bathroom, 839 sqft

Condo / Townhouse on 0.00 Acres

Heritage Valley Town Centre Area, Edmonton, AB

Superb 2 bed, 2 bath, in-suite laundry & den second floor condo has 2 parking stalls, a TITLED underground with STORAGE room and an assigned outdoor stall giving you fantastic space and flexibility in lifestyle. The covered balcony is private and spacious for enjoying our beautiful Alberta outdoors. Your primary bedroom is generous in size and has a walk through closet to the private 3 pc ensuite. Big second bedroom is great for anyone child to adult. The den gives you flex space for an office, home gym or hobbies. The kitchen features attractive espresso finished cabinets, stainless steel appliances, granite countertops with breakfast bar. Open floor plan allows for comfortable entertaining and daily living without losing the cozy feeling of home. You are close to shopping, transit, airport, QE2 & the Anthony Henday giving the BEST the city offers with ease.



Built in 2014

Essential Information

MLS® #	E4420110
Price	\$198,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2

Square Footage	839
Acres	0.00
Year Built	2014
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	218 12035 22 Avenue
Area	Edmonton
Subdivision	Heritage Valley Town Centre Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2X9

Amenities

Amenities	Deck, Parking-Visitor, Security Door, Storage-Locker Room
Parking	Heated, Stall, Underground, See Remarks

Interior

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

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Unknown
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed February 2nd, 2025
Days on Market 39
Zoning Zone 55
Condo Fee \$510



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 10:17am MDT