# \$159,998 - 301 3835 107 Street, Edmonton

MLS® #E4440805

# \$159.998

2 Bedroom, 1.00 Bathroom, 794 sqft Condo / Townhouse on 0.00 Acres

Duggan, Edmonton, AB

Spacious and bright 2-bedroom condo with in-suite laundry, a huge living room leading to a private balcony, and a kitchen with crown moulding. Both bedrooms are generously sized with a well-located bathroom. Includes a laundry room, storage, and access to a nice outdoor pool for summer fun. Condo fee covers heat, water, and power. Within a 5â€"10 min walk to 4 schools, 5 daycares, Edmonton Public Library, 2 plazas with restaurants, pizza, bar & grill, car wash, and convenience stores. Nearby are 2 walk-in clinics and a church across the building. Just 2 min drive to Calgary Trail with Walmart, Superstore, Starbucks, Tim Hortons, McDonald's, A&W, Burger King, Toys "R" Us, Dollarama, gyms, PetSmart, Mr. Lube & more. Southgate Mall is 5 min drive. Bus stop in front of the building, LRT station 15 min walk. Two playgrounds are only 2 min walk away.

Built in 1978

# **Essential Information**

MLS® # E4440805

Price \$159,998

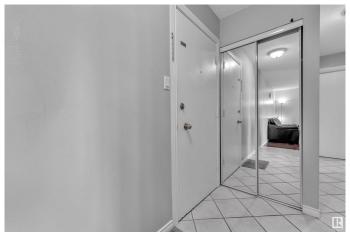
Bedrooms 2

Bathrooms 1.00

Full Baths 1

Square Footage 794







Acres 0.00 Year Built 1978

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

# **Community Information**

Address 301 3835 107 Street

Area Edmonton
Subdivision Duggan
City Edmonton
County ALBERTA

Province AB

Postal Code T6J 2N7

#### **Amenities**

Amenities No Animal Home

Parking Stall

# Interior

Appliances Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric,

Washer

Heating Baseboard, Natural Gas

# of Stories 4
Stories 1
Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Brick, Vinyl

Exterior Features Playground Nearby, Public Swimming Pool, Public Transportation,

Schools, Shopping Nearby

Roof Tar & Damp; Gravel
Construction Wood, Brick, Vinyl
Foundation Concrete Perimeter

#### **Additional Information**

Date Listed June 6th, 2025

Days on Market 11

Zoning Zone 16

Condo Fee \$631

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Listing information last updated on June 17th, 2025 at 2:32am MDT