

# \$139,900 - 327 11325 83 Street, Edmonton

MLS® #E4417581

## \$139,900

1 Bedroom, 1.00 Bathroom, 585 sqft  
Condo / Townhouse on 0.00 Acres

Parkdale (Edmonton), Edmonton, AB

Luxuriate in the refined elegance of this fully renovated 1-bedroom condo! Positioned on the illustrious 3rd floor, relish a private balcony offering close proximity to Commonwealth Stadium, ideal for al fresco evenings and live music events. Revel in the sophisticated updates including pristine paint, premium flooring, energy-efficient LED lighting, and state-of-the-art appliances. Embrace the convenience of in-suite laundry and exceptionally low condo fees at \$351.95. Perfect for discerning first-time buyers or astute investors, the property is conveniently located near the LRT, public transportation, top-notch amenities, and retail outlets. Secure this exceptional opportunity for chic, cost-effective urban living without delay!

Built in 2004

### Essential Information

MLS® #	E4417581
Price	\$139,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	585
Acres	0.00
Year Built	2004



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

### Community Information

Address	327 11325 83 Street
Area	Edmonton
Subdivision	Parkdale (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 4W5

### Amenities

Amenities	Detectors Smoke, No Animal Home, Parking-Visitor, Television Connection
Parking Spaces	1
Parking	Stall

### Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Baseboard, Natural Gas
# of Stories	5
Stories	5
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood
Exterior Features	Back Lane, Fenced, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed	January 10th, 2025
Days on Market	106

Zoning	Zone 05
Condo Fee	\$352

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 April 26th, 2025 at 4:17pm MDT