

Courtesy Of Kelsey Olijnyk Of Real Broker

## \$247,900 - 5 13825 155 Avenue, Edmonton

MLS® #E4439299

**\$247,900**

2 Bedroom, 2.50 Bathroom, 1,434 sqft  
Condo / Townhouse on 0.00 Acres

Carlton, Edmonton, AB

Welcome to one of the brightest and most spacious homes in the stunning Tuscan Village! This beautiful corner unit is a rare find, offering 1,434.18 sq. ft. of thoughtfully designed living space. Step inside and instantly feel at home in this immaculate 2-storey layout featuring two large primary bedrooms, each with vaulted ceilings, walk-in closets, and their own private ensuites—perfect for professionals, roommates, or small families. The open-concept main floor showcases rich dark maple cabinetry, a gas fireplace, a large central island, and a dining area that opens onto your private patio. Sunlight pours in through the east- and west-facing windows, filling the home with natural light all day. Cozy up in the living room by the fireplace, or head down to the fully finished basement for extra space to work, play, or unwind. One of the standout features of this home is the two heated underground parking stalls with direct access to your unit, conveniently located near the parkade entrance.

Built in 2010

### Essential Information

MLS® #	E4439299
Price	\$247,900



Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,434
Acres	0.00
Year Built	2010
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	5 13825 155 Avenue
Area	Edmonton
Subdivision	Carlton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0B8

### Amenities

Amenities	Ceiling 9 ft., Parking-Visitor
Parking Spaces	2
Parking	Heated, Parkade, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	3
Has Basement	Yes
Basement	Full, See Remarks

### Exterior

Exterior	Wood, Stucco
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Exterior Features	Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Clay Tile
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	May 29th, 2025
Days on Market	12
Zoning	Zone 27
Condo Fee	\$749

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Listing information last updated on June 10th, 2025 at 1:17am MDT