

## \$220,000 - 10405 24 Avenue, Edmonton

MLS® #E4452118

**\$220,000**

3 Bedroom, 1.50 Bathroom, 1,050 sqft

Condo / Townhouse on 0.00 Acres

Ermineskin, Edmonton, AB

INVESTORS and FIRST TIME HOMEOWNERS will appreciate this well-located Ermineskin location. PET-FRIENDLY townhouse with no size/weight restriction. Back yard is fenced at 5'6"+ for both privacy and safety. Great proximity to South Edmonton Common, the Henday, International Airport & lots of amenities! 1050 sqft, 2 storey Townhouse c/w 3 Bedrooms, 1x 2 pce bath on the main, 1x 4 piece bath with door to Primary bdrm. Basement unfinished. Wood burn fireplace(decomissioned for tenant). Two assigned, energized parking stalls steps from the back door. This nicely maintained unit is well suited for first time home, downsizing, a couple, single or an ideal rental unit for investors. Low monthly condo fees of only \$345.00. Close to Schools, LRT, Shopping, Restaurants, South Common & Anthony Henday. Don't wait on this one. No interior pictures; interior is in very good condition and move in ready. View this property with confidence!

Built in 1978

### Essential Information

MLS® # E4452118

Price \$220,000



|                |                   |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,050             |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 10405 24 Avenue |
| Area        | Edmonton        |
| Subdivision | Ermineskin      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6J 4S2         |

### Amenities

|                |                                                                          |
|----------------|--------------------------------------------------------------------------|
| Amenities      | Off Street Parking, Dog Run-Fenced In, Parking-Plug-Ins, Parking-Visitor |
| Parking Spaces | 2                                                                        |
| Parking        | 2 Outdoor Stalls                                                         |

### Interior

|              |                                                                            |
|--------------|----------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                                  |
| Stories      | 2                                                                          |
| Has Basement | Yes                                                                        |
| Basement     | Full, Unfinished                                                           |

### Exterior

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                   |
| Exterior Features | Fenced, No Back Lane, No Through Road, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                              |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 8th, 2025 |
| Days on Market | 11               |
| Zoning         | Zone 16          |
| Condo Fee      | \$355            |



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Listing information last updated on August 19th, 2025 at 8:17am MDT