

## \$339,000 - 103 11025 83 Avenue, Edmonton

MLS® #E4447927

**\$339,000**

2 Bedroom, 2.00 Bathroom, 1,058 sqft

Condo / Townhouse on 0.00 Acres

Garneau, Edmonton, AB

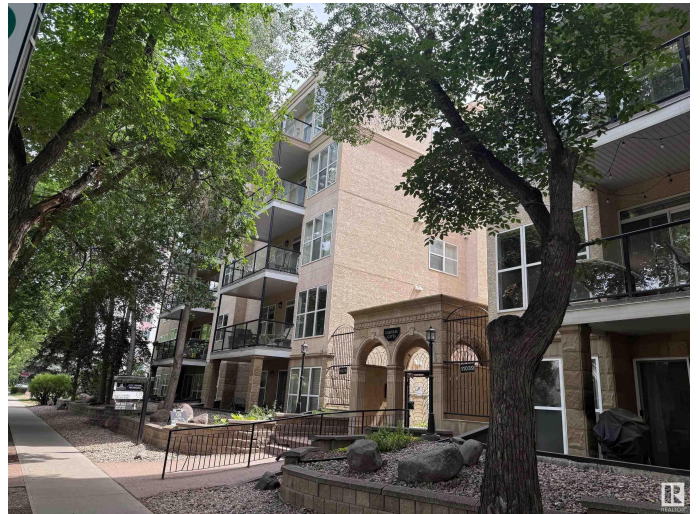
Bright, Stylish & Ideally Located! Updated 2 bed, 2 bath condo located near the University of Alberta and UofA hospital. Immaculate corner unit boasts an open-concept layout, newer LVP flooring, updated lighting, and an abundance of natural light through large windows. Enjoy your morning coffee or evening unwind on the spacious covered balcony overlooking a picturesque, tree-lined street with a bike lane. The fully equipped kitchen features a raised eating barâ€”ideal for casual dining or entertaining. The cozy gas fireplace adds warmth and charm on winter nights, while the thoughtful layout with bedrooms on opposite sides provides privacyâ€”perfect for roommates or guests. Additional highlights include in-suite laundry, underground heated parking with storage, dedicated bike storage, and access to a serene courtyard. Just steps from the University, LRT, river valley trails, restaurants, shopping, and transit. Pet-friendly with board approvalâ€”this is the perfect home for students or young professional.

Built in 2000

### Essential Information

MLS® # E4447927

Price \$339,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,058                  |
| Acres          | 0.00                   |
| Year Built     | 2000                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 103 11025 83 Avenue |
| Area        | Edmonton            |
| Subdivision | Garneau             |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5J 5G3             |

### Amenities

|           |                                                                                                                                            |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Closet Organizers, Deck, Detectors Smoke, Intercom, Secured Parking, Security Door, Sprinkler System-Fire, Storage-In-Suite, Vinyl Windows |
| Parking   | Underground                                                                                                                                |

### Interior

|                   |                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                        |
| Fireplace         | Yes                                                                                                                              |
| Fireplaces        | Mantel                                                                                                                           |
| # of Stories      | 5                                                                                                                                |
| Stories           | 1                                                                                                                                |
| Has Basement      | Yes                                                                                                                              |
| Basement          | None, No Basement                                                                                                                |

### Exterior

|          |                     |
|----------|---------------------|
| Exterior | Wood, Stone, Stucco |
|----------|---------------------|

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Back Lane, Flat Site, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Tar & Gravel                                                                                                        |
| Construction      | Wood, Stone, Stucco                                                                                                 |
| Foundation        | Concrete Perimeter                                                                                                  |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 15th, 2025 |
| Days on Market | 45              |
| Zoning         | Zone 15         |
| Condo Fee      | \$547           |

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Listing information last updated on August 29th, 2025 at 8:47am MDT