

## \$109,000 - 101 14808 26 Street, Edmonton

MLS® #E4428792

**\$109,000**

3 Bedroom, 1.00 Bathroom, 940 sqft

Condo / Townhouse on 0.00 Acres

Fraser, Edmonton, AB

Absolutely stunning three-bedroom condo with a fully renovated, well-maintained interior, including a dual entrance bathroom, updated kitchen, newer appliances, lights, flooring and all curtain rods. The east facing balcony extends the space even more for premium outdoor living. This unit has an assigned energized COVERED parking stall and visitor parking for guests, a convenience that is unmatched. In addition, there is plenty of FREE street parking. Experience peace of mind with CCTV in the building and in some outdoor areas. Condo fees include water, heat and parking, which makes for exceptional urban living. This building also has an upgraded boiler, furnace, plumbing and roof. With convenient access to transit, schools, shopping, daycare and the Anthony Henday, this quiet location can't be beat like new condo at an unbeatable price.

Built in 1981

### Essential Information

MLS® #	E4428792
Price	\$109,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	940



Acres	0.00
Year Built	1981
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	101 14808 26 Street
Area	Edmonton
Subdivision	Fraser
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 2G4

### **Amenities**

Amenities	On Street Parking, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Security Door, Storage-In-Suite, Television Connection, Vinyl Windows
Parking Spaces	1
Parking	Parkade

### **Interior**

Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Hardie Board Siding
Exterior Features	Golf Nearby, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Hardie Board Siding
Foundation	Concrete Perimeter

**School Information**

Elementary	St. Bonaventure;Fraser
Middle	St Eliz Seton;Bessie Nich
High	Arch O'Leary;Austin O'Brie

**Additional Information**

Date Listed	April 3rd, 2025
Days on Market	135
Zoning	Zone 35
Condo Fee	\$671

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