

Courtesy Of Wendy Hamel Of RE/MAX River City

## \$157,500 - 201 10149 83 Avenue, Edmonton

MLS® #E4446621

**\$157,500**

2 Bedroom, 1.00 Bathroom, 864 sqft

Condo / Townhouse on 0.00 Acres

Strathcona, Edmonton, AB

Urban Vibes~ Prime Location~ Major Potential! Calling all investors, students & first-time buyers ~ this 2-bedroom condo is your ticket to the heart of the action in Old Strathcona! Just steps from Whyte Ave's iconic shops, cafes, pubs, and the Old Strathcona Farmers' Market. Bike to the river valley in minutes, or chill on your oversized balcony & soak in the tree-lined street views. One of the largest units in the building at 864 sq. ft. of bright, functional living space with a classic galley kitchen, dining nook, super spacious primary bedroom, and bonus in-suite storage room for all your gear. The bathroom's been refreshed with a modern tub & tile surround. Comes with 1 assigned powered parking stall (but you might not even need it with this walkable location). 7-minute drive or easy transit to U of A or Downtown. Building has newer roof, windows & balconies. Whether you're living, renting, or investing ~ this spot is the ultimate launchpad for city life. Affordable, walkable, and full of potential.

Built in 1971

### Essential Information

MLS® # E4446621

Price \$157,500



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 864                    |
| Acres          | 0.00                   |
| Year Built     | 1971                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 201 10149 83 Avenue |
| Area        | Edmonton            |
| Subdivision | Strathcona          |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6E 2C5             |

### Amenities

|                |                                                                    |
|----------------|--------------------------------------------------------------------|
| Amenities      | On Street Parking, No Animal Home, Parking-Plug-Ins, Security Door |
| Parking Spaces | 1                                                                  |
| Parking        | Stall                                                              |

### Interior

|              |                                        |
|--------------|----------------------------------------|
| Appliances   | Hood Fan, Refrigerator, Stove-Electric |
| Heating      | Baseboard, Natural Gas                 |
| # of Stories | 4                                      |
| Stories      | 1                                      |
| Has Basement | Yes                                    |
| Basement     | None, No Basement                      |

### Exterior

|                   |                                                                                    |
|-------------------|------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick                                                                        |
| Exterior Features | Back Lane, Corner Lot, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof              | See Remarks                                                                        |
| Construction      | Wood, Brick                                                                        |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 8th, 2025  
Days on Market                75  
Zoning                              Zone 15  
Condo Fee                        \$625

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