

# \$182,000 - 207 11804 22 Avenue, Edmonton

MLS® #E4425211

**\$182,000**

2 Bedroom, 1.00 Bathroom, 693 sqft  
Condo / Townhouse on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

This unit is located in neighbourhood of RUTHERFORD. Feature two GOOD sized bedrooms and one 4 piece full bath. Open kitchen concept with QUARTZ counter top throughout. Looking over the DINING room and LIVING room. In suite laundry and balcony facing the courtyard. It comes with one underground parking stall. Walking distance to PUBLIC TRANSIT, SHOPPING. Close to SCHOOL, PARK, SOUTH COMMON and all amenities. Easy access to ANTHONY HENDAY and HIGHWAY 2.

Built in 2012

## Essential Information

MLS® #	E4425211
Price	\$182,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	693
Acres	0.00
Year Built	2012
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

## Community Information



Address	207 11804 22 Avenue
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2A2

### **Amenities**

Amenities	Detectors Smoke, Intercom, Parking-Visitor, Secured Parking, Sprinkler System-Fire, Vinyl Windows
Parking	Heated, Underground

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Cul-De-Sac, Landscaped, Park/Reserve, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 12th, 2025
Days on Market	28
Zoning	Zone 55
Condo Fee	\$336

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