

Courtesy Of Victor Dai Of Sweetly

\$172,000 - 206 11803 22 Avenue, Edmonton

MLS® #E4419605

\$172,000

2 Bedroom, 1.00 Bathroom, 651 sqft
Condo / Townhouse on 0.00 Acres

Heritage Valley Town Centre Area, Edmonton,
AB

Welcome to Heritage Landing! This charming 2-bedroom condo, just a short walk from shopping and dining! Each bedroom is generously sized, and the unit includes in-suite laundry, central air conditioning for those warmer days, and the carpets are professionally cleaned! The open-concept kitchen boasts contemporary cabinetry and ample counter space with granite countertops, including an eating bar. Enjoy the spacious living room that opens to a covered balcony, perfect for relaxing outdoors. Conveniently located close to schools, public transit, and various amenities. Pets are welcome with board approval, and the property offers easy access to HWY 2. Welcome to your new home!

Built in 2013

Essential Information

MLS® #	E4419605
Price	\$172,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	651
Acres	0.00
Year Built	2013



Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	206 11803 22 Avenue
Area	Edmonton
Subdivision	Heritage Valley Town Centre Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2R9

Amenities

Amenities	Air Conditioner
Parking	Stall

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Stucco, Vinyl
Exterior Features	Playground Nearby, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Tar & Gravel
Construction	Wood, Stone, Stucco, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	January 29th, 2025
Days on Market	45
Zoning	Zone 55
Condo Fee	\$454

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Listing information last updated on March 15th, 2025 at 1:47am MDT