

## \$328,000 - 301 11140 68 Avenue, Edmonton

MLS® #E4413155

**\$328,000**

2 Bedroom, 2.00 Bathroom, 1,091 sqft

Condo / Townhouse on 0.00 Acres

Parkallen (Edmonton), Edmonton, AB

For more information, please click on "View Listing on Realtor Website". Own this lovely 2 bedroom, 2 bathroom unit in this quiet neighborhood of Parkallen. Building is steel and concrete construction. Unit has high ceilings and comes with titled underground parking and storage. Large main bedroom with bathroom and large walk in closet. Second bedroom is complete with built-in wallbed and desk/office. Kitchen has a stainless appliances as well as granite countertops. A large covered balcony is wonderful for grilling and enjoying the view on warm summer evenings. Building has an exercise and amenities room and is located near a school/playground, community center, local coffee shop and bakery. Easy access to buses, LRT, U of A, Southgate and Whyte Avenue.

Built in 2007

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4413155  |
| Price          | \$328,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,091     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2007                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 301 11140 68 Avenue  |
| Area        | Edmonton             |
| Subdivision | Parkallen (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6H 2C2              |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Air Conditioner, Carbon Monoxide Detectors, Ceiling 10 ft., Detectors Smoke, Exercise Room, Intercom, No Animal Home, No Smoking Home, Parking-Extra, Secured Parking, Security Door, Storage-Locker Room, Television Connection, Wall Unit-Built-In |
| Parking Spaces | 1  |
| Parking        | Heated, Single Indoor, Underground   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Garage Opener, Garburator, Intercom, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Heat Pump, Natural Gas   |
| Fireplace         | Yes  |
| Fireplaces        | Tile Surround  |
| # of Stories      | 4  |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Steel, Stucco  |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | EPDM Membrane  |

|              |                    |
|--------------|--------------------|
| Construction | Steel, Stucco      |
| Foundation   | Concrete Perimeter |

**School Information**

|            |           |
|------------|-----------|
| Elementary | Parkallen |
|------------|-----------|

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | November 8th, 2024 |
| Days on Market | 171                |
| Zoning         | Zone 15            |
| Condo Fee      | \$756              |

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Listing information last updated on April 28th, 2025 at 3:47am MDT