

Courtesy Of Sarah J Leib Of RE/MAX River City

\$178,800 - 10815 83 Avenue, Edmonton

MLS® #E4435861

\$178,800

2 Bedroom, 1.00 Bathroom, 806 sqft

Condo / Townhouse on 0.00 Acres

Garneau, Edmonton, AB

GORGEOUS GARNEAU! This spacious **RENOVATED** 2 Bedroom Condo is located within **WALKING DISTANCE** of all amenities - groceries, shopping, banking, restaurants, cafes, bars & transit. Easy access to **UNIVERSITY OF ALBERTA**, University Hospital, and the University Station LRT (quick ride from there to NAIT, MacEwan, Rogers Place, Downtown, Southgate Mall). Bike Lanes out your front door! Running/walking trails close by too. All of this is only 4 - 10 mins drive, walk, bus or bike away! South facing Balcony makes for a **BRIGHT & SUNNY** suite all day long. Bonus Features: In-Suite Laundry & **CARPET-FREE** Property. **NO SMOKING BUILDING**. Urban Living at its finest!

Built in 1970

Essential Information

MLS® #	E4435861
Price	\$178,800
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	806
Acres	0.00
Year Built	1970
Type	Condo / Townhouse



Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	10815 83 Avenue
Area	Edmonton
Subdivision	Garneau
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 2E6

Amenities

Amenities	Off Street Parking, Detectors Smoke, Intercom, Parking-Plug-Ins
Parking	Stall

Interior

Appliances	Euro Washer/Dryer Combo, Hood Fan, Refrigerator, Stove-Electric
Heating	Hot Water, Natural Gas
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Tar & Gravel
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Garneau/Mt Carmel
Middle	Allandale/L St Laurent
High	McKernan/L St Laurent

Additional Information

Date Listed	May 11th, 2025
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Days on Market	2
Zoning	Zone 15
Condo Fee	\$486

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Listing information last updated on May 13th, 2025 at 9:47am MDT