

## \$215,000 - 222 3357 16a Avenue, Edmonton

MLS® #E4437916

**\$215,000**

2 Bedroom, 2.00 Bathroom, 813 sqft

Condo / Townhouse on 0.00 Acres

Laurel, Edmonton, AB

**PERFECT STARTER HOME or INVESTMENT PROPERTY!** This second-floor condo located in The Elements at Laurel Crossing and offers an open concept with 2 bedrooms, 2 bathrooms plus convenient in-suite laundry(New washer and dryer). The kitchen boasts plenty of rich dark cabinets, a breakfast bar, a neat coffee bar and a pantry(new dishwasher). Primary bedroom leads to a double walk-through closet and a 4 pc ensuite. The second bedroom has its own large double closet. Both primary bedroom and the second bedroom come with gorgeous themed walls. The unit is completed with another 4-piece bathroom. This condo has a titled underground and above ground stall. Close to shopping, schools, and the recreational center, and with easy access to both the Henday and Whitemud.

Built in 2013

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4437916  |
| Price          | \$215,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 813       |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2013                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 222 3357 16a Avenue |
| Area        | Edmonton            |
| Subdivision | Laurel              |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6J 2J1             |

### Amenities

|                |                    |
|----------------|--------------------|
| Amenities      | Detectors Smoke    |
| Parking Spaces | 2                  |
| Parking        | Stall, Underground |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave 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, Vinyl                                                 |
| Exterior Features | Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                            |
| Construction      | Wood, Vinyl                                                 |
| Foundation        | Concrete Perimeter                                          |

### Additional Information

|             |                |
|-------------|----------------|
| Date Listed | May 22nd, 2025 |
|-------------|----------------|

|                |         |
|----------------|---------|
| Days on Market | 25      |
| Zoning         | Zone 30 |
| Condo Fee      | \$485   |

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Listing information last updated on June 16th, 2025 at 8:47pm MDT