

## \$234,900 - 111 14604 125 Street, Edmonton

MLS® #E4435299

**\$234,900**

2 Bedroom, 2.00 Bathroom, 969 sqft

Condo / Townhouse on 0.00 Acres

Baranow, Edmonton, AB

Effortless living blends with modern sophistication, located on the second floor in this vibrant 2 Bedroom, 2 Bathroom unit. The gallery-style kitchen is inviting and boasts beautiful maple wood cabinets with ample storage and counter space. Its open layout seamlessly connects to the main living area, ideal for hosting guests or embracing your simple joy of daily life. The 2 bedrooms are located on either side of the unit for added privacy, and the primary suite includes its own 4pc ensuite and WIC. Outside, the South balcony allows for natural light & awaits your relaxation, complete with a barbecue gas connection, for outdoor enjoyment during the summer. Convenience of in-suite laundry and A/C are added bonuses. Security of your own private underground titled parking stall and storage locker is even more of a bonus. There is plenty of visitor parking and the building is surrounded by major amenities, schools, shopping, and playgrounds – all within easy access to the Anthony Henday and Yellowhead trail.

Built in 2009

### Essential Information

MLS® # E4435299

Price \$234,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	969
Acres	0.00
Year Built	2009
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	111 14604 125 Street
Area	Edmonton
Subdivision	Baranow
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 0B4

### **Amenities**

Amenities	See Remarks
Parking	Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 6th, 2025
Days on Market	74
Zoning	Zone 27
Condo Fee	\$467

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