

\$298,500 - 11122 83 Avenue, Edmonton

MLS® #E4442341

\$298,500

2 Bedroom, 1.50 Bathroom, 1,096 sqft

Condo / Townhouse on 0.00 Acres

Garneau, Edmonton, AB

Live steps away from campus in this 2-story condo in the heart of Garneau. Tucked on a quiet, tree-lined street, this 2 bed, 1.5 bath unit is clean, bright, and secure with fob-activated gate access. The charming concourse and exterior lead to a spacious foyer and dining room. The kitchen offers beautiful wood cabinets, plus great counter and storage space. Just a few steps up is a sun-soaked living room with a balcony—perfect for relaxing or studying. Upstairs features a full 4-piece bath and 2 generous bedrooms—one with a large closet and the other with a fantastic walk-in. A fire escape door is located at the top of the stairs. Includes HEATED UNDERGROUND PARKING AND STORAGE. Professionally managed and well-maintained, with building upgrades in the past 10 years including windows, balconies, and shingles, with more to come. Ideal for students, TAs, or professors seeking quiet, convenient living near U of A. Don't wait—come see it today!

Built in 1981

Essential Information

MLS® # E4442341

Price \$298,500

Bedrooms 2



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,096
Acres	0.00
Year Built	1981
Type	Condo / Townhouse
Sub-Type	Stacked Townhouse
Style	Multi Level Apartment
Status	Active

Community Information

Address	11122 83 Avenue
Area	Edmonton
Subdivision	Garneau
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0V1

Amenities

Amenities	See Remarks
Parking	Heated, Underground

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Hot Water, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 13th, 2025
Days on Market	68
Zoning	Zone 15
Condo Fee	\$843

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