

## \$308,000 - 301 11140 68 Avenue, Edmonton

MLS® #E4413155

**\$308,000**

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	\$308,000
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	268
Zoning	Zone 15
Condo Fee	\$756

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 3rd, 2025 at 8:17am MDT