

## \$134,900 - 319 17151 94a Avenue, Edmonton

MLS® #E4439105

**\$134,900**

1 Bedroom, 1.00 Bathroom, 688 sqft

Condo / Townhouse on 0.00 Acres

Summerlea, Edmonton, AB

Welcome to The Californian! This very nice 1 bedroom and 1 bathroom unit in Summerlea (West Edmonton) Conveniently located close to all amenities, including Terra Rosa shopping Centre, West Edmonton Mall, Misericordia Hospital, multiple bus routes, and so much more. The building is 18+, Pet Free and extremely well managed and maintained. The living room and dining room combo has a gas fireplace, with a large window bringing in natural light! The large kitchen with lots of countertop and cupboard space overlooks the living room/dining room. The generous size primary features a walk in closet. The laundry room/storage room has a full size washer and dryer. The bath room is good size with a good size vanity. One heated underground parking stall with a storage cage. Unit is right close to the elevator. Condo fees include basic cable, heat, water and sewer. Amenity room and library for your enjoyment also in the building.

Built in 1991

### Essential Information

MLS® #	E4439105
Price	\$134,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1



Square Footage	688
Acres	0.00
Year Built	1991
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	319 17151 94a Avenue
Area	Edmonton
Subdivision	Summerlea
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 5Z9

### Amenities

Amenities	Intercom, No Animal Home, No Smoking Home, Security Door, Social Rooms, See Remarks, Storage Cage
Parking	Heated, Parkade, Underground

### Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

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

### Additional Information

Date Listed	May 29th, 2025
Days on Market	19
Zoning	Zone 20
Condo Fee	\$520

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