

## \$259,900 - 2412 104 Street, Edmonton

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MLS® #E4429501

**\$259,900**

3 Bedroom, 2.50 Bathroom, 1,199 sqft

Condo / Townhouse on 0.00 Acres

Ermineskin, Edmonton, AB

Wonderfully located within minutes to the Henday, schools, public transportation, leisure centres, and all of the restaurants, shopping outlets, entertainment venues, and coffee shops at South Common! Your new home is by far one of the brightest and spacious in the entire neighbourhood featuring an exquisite open concept design, large windows for natural sunlight and high end finishes throughout to maximize brightness. Upon entering you're greeted by a stunning kitchen feat a full set of stainless steel appliances, lovely bright white cabinets, a stylish island and plenty of counter space! Your kitchen opens up to a full dining room which leads you to your ultra modern living room with a breath taking accent wall! Upstairs includes a large master bedroom w/ a walk through closet and a 4 pc ensuite bathroom, as well as two more spacious bedrooms! Basement includes another 4 pc bathroom as well as another enormous bonus/flex room. Front verandah w/ storage as well as large private back yard also included!



Built in 1978

### Essential Information

MLS® #                      E4429501

Price                         \$259,900

|                |                   |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,199             |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 2412 104 Street |
| Area        | Edmonton        |
| Subdivision | Ermineskin      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6J 4J8         |

### Amenities

|           |                                |
|-----------|--------------------------------|
| Amenities | Closet Organizers, See Remarks |
| Parking   | Stall                          |

### Interior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Interior Features | ensuite bathroom                                              |
| Appliances        | Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                     |
| Stories           | 3                                                             |
| Has Basement      | Yes                                                           |
| Basement          | Full, Finished                                                |

### Exterior

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

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 7th, 2025 |
| Days on Market | 15              |
| Zoning         | Zone 16         |
| Condo Fee      | \$433           |

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Listing information last updated on April 22nd, 2025 at 4:17pm MDT