

## \$229,900 - 203 10421 42 Avenue, Edmonton

MLS® #E4430761

**\$229,900**

2 Bedroom, 2.00 Bathroom, 1,207 sqft

Condo / Townhouse on 0.00 Acres

Rideau Park (Edmonton), Edmonton, AB

Step into comfort and convenience with this spacious 2 Bedroom, 2 Bath condo offering over 1200 sq. ft. of bright, open-concept living! Youâ€™ll love the large island kitchenâ€™perfect for cooking and entertainingâ€™along with generous bedrooms and an oversized laundry/storage room that keeps everything tidy and tucked away. Enjoy the comfort of HEATED UNDERGROUND PARKING, complete with an extra storage cage, and rest easy knowing your furry friends are welcome (with board approval). Located just steps from the Edmonton Public Library, fantastic restaurants, and shopping, this home is ideal for down-sizers, first-time buyers, singles, or couples. The building offers amazing amenities including a CAR WASH, FITNESS ROOM, and SOCIAL LOUNGE with Pool Tableâ€™perfect for staying active and connecting with neighbours. This is incredible value in a prime location, with quick possession availableâ€™donâ€™t miss your chance to call this home!

Built in 1997

### Essential Information

MLS® # E4430761

Price \$229,900

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,207                  |
| Acres          | 0.00                   |
| Year Built     | 1997                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 203 10421 42 Avenue    |
| Area        | Edmonton               |
| Subdivision | Rideau Park (Edmonton) |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6J 7C8                |

### Amenities

|           |                                                                                              |
|-----------|----------------------------------------------------------------------------------------------|
| Amenities | Closet Organizers, No Smoking Home, Parking-Visitor, Recreation Room/Centre, Secured Parking |
| Parking   | Underground                                                                                  |

### Interior

|                   |                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                   |
| Appliances        | Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| 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 | Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                       |
| Construction      | Wood, Stucco                           |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 12th, 2025  
Days on Market                10  
Zoning                              Zone 16  
Condo Fee                        \$617

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