

## \$124,900 - 306 10160 83 Avenue, Edmonton

MLS® #E4454860

**\$124,900**

1 Bedroom, 1.00 Bathroom, 484 sqft

Condo / Townhouse on 0.00 Acres

Strathcona, Edmonton, AB

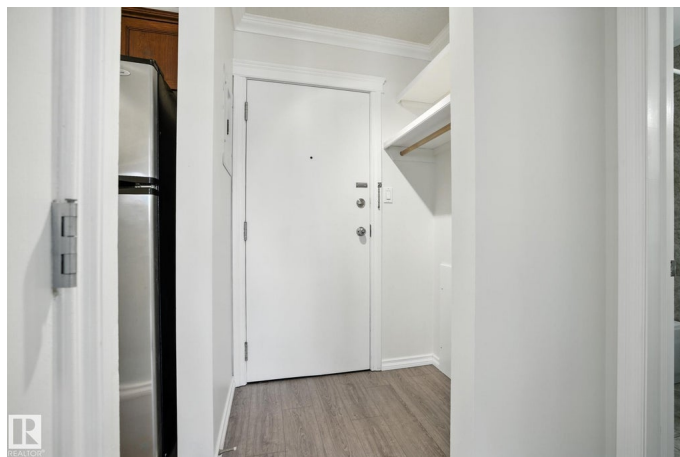
Have you been looking for a GREAT VALUE property that is perfect for university STUDENTS, young PROFESSIONALS looking to be close to downtown, or savvy INVESTORS looking for cashflow? Welcome to this lovely TOP FLOOR condo in the heart of Strathcona! Situated in a quiet low-rise, this move in ready home offers a practical design with a spacious living room, dining area, beautiful kitchen with granite counter tops, one bedroom, and a 4-piece bath. Updates throughout give it a modern feel, so you can simply move in and enjoy! Your single covered parking stall adds convenience and there's plenty of street parking for guests. Located just steps from bustling Whyte Avenue, the Strathcona Farmers Market, tons of trendy shops, cozy coffee shops, amazing restaurants, and the University of Alberta, you'll love the lifestyle this community offers! This condo is a fantastic opportunity in one of Edmonton's most vibrant neighbourhoods! WELCOME HOME!!! (Some photos virtually staged)

Built in 1968

### Essential Information

MLS® # E4454860

Price \$124,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 1                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 484                    |
| Acres          | 0.00                   |
| Year Built     | 1968                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 306 10160 83 Avenue |
| Area        | Edmonton            |
| Subdivision | Strathcona          |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6E 2C4             |

### Amenities

|                |                          |
|----------------|--------------------------|
| Amenities      | On Street Parking, Patio |
| Parking Spaces | 1                        |
| Parking        | Stall                    |

### Interior

|              |                                                                                      |
|--------------|--------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Baseboard, Natural Gas                                                               |
| # of Stories | 3                                                                                    |
| Stories      | 1                                                                                    |
| Has Basement | Yes                                                                                  |
| Basement     | None, No Basement                                                                    |

### Exterior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior          | Wood, Brick, Stucco                                       |
| Exterior Features | Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Tar & Gravel                                              |
| Construction      | Wood, Brick, Stucco                                       |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      August 27th, 2025  
Days on Market                52  
Zoning                              Zone 15  
Condo Fee                        \$412

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