

## \$169,000 - 3 14240 80 Street, Edmonton

MLS® #E4424670

**\$169,000**

3 Bedroom, 2.00 Bathroom, 923 sqft

Condo / Townhouse on 0.00 Acres

Kildare, Edmonton, AB

This charming townhome is the ideal place to call home, featuring 3 spacious bedrooms and 2 full bathrooms, all designed with comfort and convenience in mind. The large, airy primary suite boasts a generous walk-in closet, providing a serene retreat. You'll appreciate the recent upgrades that bring both peace of mind and a modern touch, including a newer furnace and air conditioner (2017), a hot water tank replaced in 2022, and a brand-new washer and dryer. Perfectly located just minutes from schools, shopping, and all the necessities, this home offers both an ideal setting and practical living. With its inviting spaces and thoughtful updates, it's the perfect place to relax, unwind, and enjoy everything it has to offer.

Built in 1971

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4424670  |
| Price          | \$169,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 923       |
| Acres          | 0.00      |
| Year Built     | 1971      |



|          |                   |
|----------|-------------------|
| Type     | Condo / Townhouse |
| Sub-Type | Townhouse         |
| Style    | 2 Storey          |
| Status   | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 3 14240 80 Street |
| Area        | Edmonton          |
| Subdivision | Kildare           |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T5C 1L6           |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Off Street Parking, Air Conditioner, No Smoking Home, Storage-In-Suite |
| Parking Spaces | 1  |
| Parking        | Stall  |

### Interior

|              |   |
|--------------|---|
| Appliances   | Air Conditioning-Central, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas   |
| Stories      | 3   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco, Vinyl   |
| Exterior Features | Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stucco, Vinyl   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | March 7th, 2025 |
| Days on Market | 44              |
| Zoning         | Zone 02         |
| Condo Fee      | \$375           |

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Listing information last updated on April 20th, 2025 at 2:17pm MDT