

\$78,800 - 5 6715 131a Avenue, Edmonton

MLS® #E4436161

\$78,800

2 Bedroom, 1.00 Bathroom, 818 sqft

Condo / Townhouse on 0.00 Acres

Balwin, Edmonton, AB

WHY PAY RENT? This immaculate well maintained unit has 2 bedroom one full bath .The spacious family room boasts patio doors overlooking a private scenic street. The newer upgraded large kitchen has shaker cabinets with a large counter space and a great eating area . The added Pantry boasts built in shelving and extra storage.Primary bedroom is of a great size offering a large closet plus a good sized second bedroom ideal for a roommate or mortgage helper. Unit has two exit doors one in the front of the unit and a second one at the back of the building pus free laundry usage in the well maintained laundry room in the basement with a live in caretaker..Building upgrades include all of the interior and exterior doors ,patio doors balconies , new common area carpets throughout upgraded roof and an annual serviced boiler. condo fees cover all of your utilities excluding power.

Built in 1966

Essential Information

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|------------|----------|
| MLS® # | E4436161 |
| Price | \$78,800 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |



| | |
|----------------|-----------------------|
| Square Footage | 818 |
| Acres | 0.00 |
| Year Built | 1966 |
| Type | Condo / Townhouse |
| Sub-Type | Apartment High Rise |
| Style | Multi Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 5 6715 131a Avenue |
| Area | Edmonton |
| Subdivision | Balwin |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5C 1Z5 |

Amenities

| | |
|-----------|------------------------------|
| Amenities | Detectors Smoke, See Remarks |
| Parking | Stall, See Remarks |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Freezer, Hood Fan, Refrigerator, Stove-Electric |
| Heating | Baseboard, Natural Gas |
| # of Stories | 3 |
| Stories | 4 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Cul-De-Sac, Landscaped, Public Swimming Pool, Public Transportation, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

School Information

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|------------|---------------|
| Elementary | Balwin school |
|------------|---------------|

| | |
|--------|--------------------|
| Middle | Balwin junior high |
| High | Queen Elizabeth |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 12th, 2025 |
| Days on Market | 2 |
| Zoning | Zone 02 |
| Condo Fee | \$502 |

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Listing information last updated on May 14th, 2025 at 12:32pm MDT