

\$189,900 - 305 17519 98a Avenue, Edmonton

MLS® #E4443329

\$189,900

2 Bedroom, 2.00 Bathroom, 1,146 sqft

Condo / Townhouse on 0.00 Acres

Terra Losa, Edmonton, AB

Welcome to Balmoral Court, an exclusive 55+ community, featuring this spacious 1,146 sqft 3rd floor condo in a prime location. The unit features a bright and functional layout with a large living room that opens onto a generous covered balcony. The primary bedroom includes a large walk-in closet and 4pce ensuite. On the other side of the main 4-piece bathroom is a second bedroom. In-suite laundry and custom built-ins is another bonus of this unit. Additional features include an TWO underground heated parking stalls and a storage lockers. Balmoral Court provides a peaceful and well-managed environment, just steps away from the West Edmonton Seniors Activity Centre. Building amenities include a BBQ and picnic area, social rooms, a workshop, and a spacious courtyard. Enjoy the convenience of nearby restaurants, churches, grocery stores, and a picturesque pond with benches and walking paths. Experience the exceptional value of this unit!

Built in 1993

Essential Information

MLS® #	E4443329
Price	\$189,900
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	1,146
Acres	0.00
Year Built	1993
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	305 17519 98a Avenue
Area	Edmonton
Subdivision	Terra Losa
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 6C1

Amenities

Amenities	Closet Organizers, Parking-Visitor, Party Room, Secured Parking, Workshop, Storage Cage
Parking	Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stucco
Exterior Features	Picnic Area, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 19th, 2025
Days on Market	9
Zoning	Zone 20
Condo Fee	\$649

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Listing information last updated on June 28th, 2025 at 4:32am MDT