

## \$195,000 - 228 6315 135 Avenue, Edmonton

MLS® #E4435189

**\$195,000**

2 Bedroom, 2.00 Bathroom, 1,072 sqft

Condo / Townhouse on 0.00 Acres

Belvedere, Edmonton, AB

The Home Youâ€™ve Been Looking For! This bright and spacious 2-bedroom, 2-bathroom corner unit is located on the second floor of a concrete, soundproof building, offering peace and quiet while being close to all amenities. Total Living space of 1,071.66 sq ft, freshly painted, laminate flooring, carpeted bedrooms, in-suite laundry, 3-piece ensuite, and a modern kitchen with a stylish backsplash. This unit has a heated underground parking for your comfort all year around, an assigned storage unit, private balcony, front door bus service, and the LRT just minutes away and of-course a gym for resident use. All major shopping and amenities are conveniently close. It's perfect for first-time buyers or investors looking for a clean, comfortable, and move-in-ready property.

Built in 2006

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4435189  |
| Price          | \$195,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,072     |
| Acres          | 0.00      |
| Year Built     | 2006      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 228 6315 135 Avenue |
| Area        | Edmonton            |
| Subdivision | Belvedere           |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5A 5J7             |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Natural Gas BBQ Hookup |
| Parking   | Underground  |

### Interior

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

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Brick, Stucco   |
| Exterior Features | Park/Reserve, Picnic Area, Playground Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Brick, Stucco   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 8th, 2025 |
| Days on Market | 2             |

|           |         |
|-----------|---------|
| Zoning    | Zone 02 |
| Condo Fee | \$713   |

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Listing information last updated on May 10th, 2025 at 8:02pm MDT