

## \$165,000 - 3 10520 80 Avenue, Edmonton

MLS® #E4435346

**\$165,000**

1 Bedroom, 1.00 Bathroom, 717 sqft

Condo / Townhouse on 0.00 Acres

Queen Alexandra, Edmonton, AB

Excellent Location! This Lovely, Low Affordable Condo situated in the desirable community of Queen Alexandra, offers 1 Bedroom, 1 Bathroom, an in-suite laundry & a Parking stall. Features Open Concept layout, Large Living room comes with Patio door to a sizable patio where you can enjoy Summer BBQ. Dining area adjacent to Spacious Kitchen with Oak-color Kitchen Cabinets, Nice kitchen Backsplash Tiles. Good-sized Master Bedroom and one 4 piece Bathroom. Price includes all appliances. Condo fees include Heat & Water. Only minutes to University of Alberta & River Valley. Walking distance to Whyte Avenue, Shops, Restaurants, Public transportation & all Amenities. Quick possession available. Perfect for Investors or Home Starters! Come & check this out and make this YOURS!

Built in 1981

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4435346  |
| Price          | \$165,000 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 717       |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1981                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 3 10520 80 Avenue |
| Area        | Edmonton          |
| Subdivision | Queen Alexandra   |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6E 1V3           |

### Amenities

|                |                  |
|----------------|------------------|
| Amenities      | Storage-In-Suite |
| Parking Spaces | 1                |
| Parking        | Stall            |

### Interior

|              |                                                                                                        |
|--------------|--------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Curtains and Blinds |
| Heating      | Baseboard, Natural Gas                                                                                 |
| # of Stories | 4                                                                                                      |
| Stories      | 1                                                                                                      |
| Has Basement | Yes                                                                                                    |
| Basement     | None, No Basement                                                                                      |

### Exterior

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

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 7th, 2025 |
| Days on Market | 88            |

|           |         |
|-----------|---------|
| Zoning    | Zone 15 |
| Condo Fee | \$365   |

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Listing information last updated on August 3rd, 2025 at 9:31am MDT