

\$89,000 - 32 11265 31 Avenue, Edmonton

MLS® #E4447605

\$89,000

2 Bedroom, 1.00 Bathroom, 754 sqft

Condo / Townhouse on 0.00 Acres

Sweet Grass, Edmonton, AB

Investor Alert* *First Time Home Buyer Alert

Welcome to the Sweet Grass Community and the Fairways South Condo. Unit 32C was recently updated 2 bed 1 bath condo includes updated carpet and linoleum, bathroom updates and paint throughout the suite. Start your day off with great scenery outside of your large balcony, where you will be greeted by a large Elm Tree and a view of the city! Building Amenities include Gym, Swimming Pool, Tennis Court. Conveniently located near South Edmonton Common, Anthony Henday and Calgary Trail

Built in 1977

Essential Information

| | |
|----------------|------------------------|
| MLS® # | E4447605 |
| Price | \$89,000 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 754 |
| Acres | 0.00 |
| Year Built | 1977 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |



Community Information

| | |
|-------------|--------------------|
| Address | 32 11265 31 Avenue |
| Area | Edmonton |
| Subdivision | Sweet Grass |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6J 3V7 |

Amenities

| | |
|-----------|--|
| Amenities | Detectors Smoke, Intercom, Parking-Visitor, Recreation Room/Centre |
| Parking | Stall |

Interior

| | |
|--------------|--|
| Appliances | Hood Fan, Refrigerator, Stove-Electric |
| Heating | Baseboard, Hot Water, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Golf Nearby, Landscaped, Low Maintenance Landscape, Picnic Area, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby, Ski Hill Nearby, View City |
| Roof | Tar & Gravel |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | July 14th, 2025 |
| Days on Market | 1 |
| Zoning | Zone 16 |
| Condo Fee | \$679 |

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Listing information last updated on July 14th, 2025 at 10:17pm MDT