



## 12025 22 Avenue 119 Edmonton AB

\$196,900

This modern unit is located in the desirable community of Rutherford and is perfect for the first time home buyer or investor! Ground floor unit, 2 outdoor designated parking space next to the patio with low condo fees. 2 bedroom, 2 bathroom, office space, property offers a bright living area, in-suite laundry and much more.. vinyl floor throughout the whole unit/ new paint/ new electric stove/ new refrigerator. Conveniently located near public transportation, shopping, schools, parks and a short drive to YEG Int'l airport!. must see !!!

Listing Presented By:



Originally Listed by:  
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