



## Edmonton Alberta

\$119,900

Investor Special! Dreamed of having a rental property but don't know where to start? Seasoned investor looking to add a turnkey door? Amazing opportunity to own one of the most affordable condos in Edmonton. Excellent tenants who have called this unit home for the last 18 years... and NEVER missed a payment! Seller retiring and looking for a new landlord who will honour and value these tenants long-term. 12 month lease w option to extend years. They want to stay long term. This inviting two-bedroom unit offers one main bath and one ensuite. The spacious living room features a balcony perfect for enjoying summer barbecues with North East views The kitchen is efficiently designed with generous storage and counter space, complemented by a separate dining area. Great location. Close to West Edmonton Mall, Misericordia Hospital, parks and transportation including future LRT. Well managed building! Pictures from recently sold unit 204. (mirror floorplan) (id:6769)

Living room 17'11"\*11'5"

Dining room 10'6"\*8'1"

Kitchen Measurements not available

Primary Bedroom 17'2"\*12'3"

Bedroom 2 10'9"\*10'2"

Listing Presented By:



Originally Listed by:  
Exp Realty

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