



## Edmonton Alberta

\$104,900

Investor alert - this condo, rented with a quality tenant until August 2026, is conveniently located on a quiet street close to the university & steps to transit. This one-bedroom condo has newer upgrades, including durable laminate flooring throughout. The bright & contemporary kitchen is outfitted with sleek white cabinets and appliances. Open to the living & dining rooms, the kitchen has plenty of space, with extra room to add an island for bar seating. In-suite laundry provides increased value to tenants. Located a short walk the river valley & farmer's market, plus steps away from a city bus stop with access to downtown, the University of Alberta & Faculte Saint Jean, this property would be a great addition to any portfolio. Reasonable condo fees include heat & water in this well-managed building. (id:6769)

Primary Bedroom Measurements not available

Listing Presented By:



Originally Listed by:  
Schmidt Realty Group Inc



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.