

## \$249,500 - 5 840 156 Street, Edmonton

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MLS® #E4446274

### \$249,500

2 Bedroom, 2.00 Bathroom, 1,056 sqft  
Condo / Townhouse on 0.00 Acres

South Terwillegar, Edmonton, AB

Top floor living with unbeatable style and comfort in a well managed complex located in a family friendly community. This bright and spacious 2 bedroom 2 bathroom condo offers over 1100 square feet of living space and is perfect for first time buyers or savvy investors. The open concept layout features granite countertops, plenty of counter space, in suite laundry and lots of storage. Both bedrooms are generously sized and the primary suite includes a private ensuite. The cozy corner fireplace adds warmth and charm while the large balcony offers privacy, natural light and beautiful sunset views. As the top unit you will enjoy peace and quiet with no neighbours above and complete privacy. Low condo fees include water and sewer making this an affordable and smart choice. Pets are welcome with board approval. With your own private entrance, a parking stall right out front and quick access to Terwillegar Drive, Anthony Henday and transit this location is hard to beat. This is the perfect place to call home.



Built in 2011

### Essential Information

MLS® #	E4446274
Price	\$249,500
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	1,056
Acres	0.00
Year Built	2011
Type	Condo / Townhouse
Sub-Type	Carriage
Style	Bungalow
Status	Active

### Community Information

Address	5 840 156 Street
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0S2

### Amenities

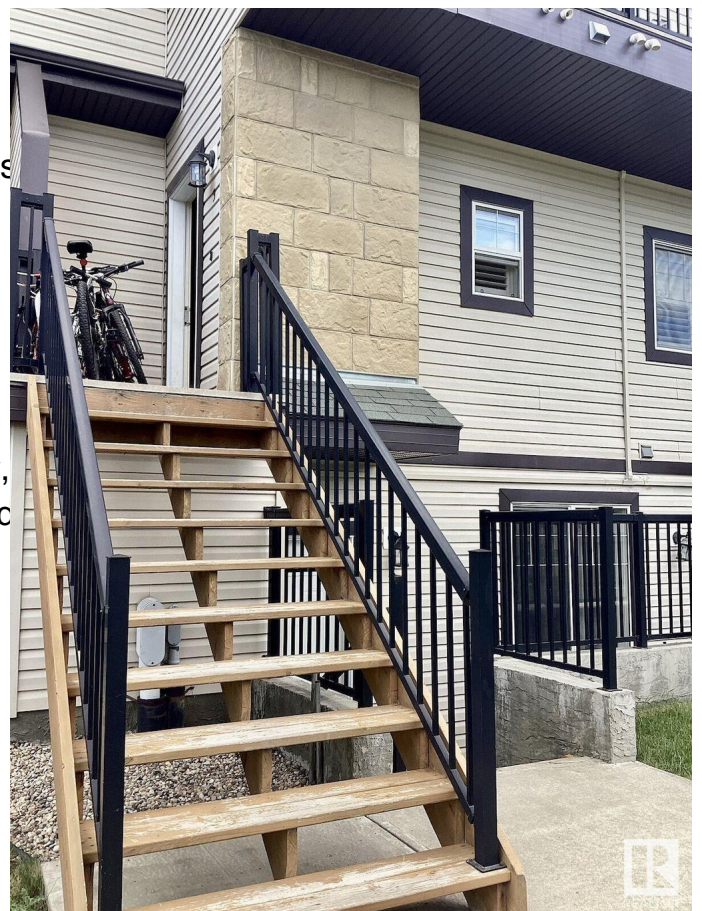
Amenities	Off Street Parking, Deck, Parking-Plug-Ins, Parking-Vis
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Stove-Electric, Washer, Winc
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner, Tile Surround
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Landscaped, Level Land, No Through Road, Picnic Area,



Playground Nearby, Public Transportation, Schools

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Esther Starkman
Middle	Esther Starkman
High	Lilian Osborne

### Additional Information

Date Listed	July 5th, 2025
Days on Market	7
Zoning	Zone 14
Condo Fee	\$277

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