

## \$148,900 - 101 11308 130 Avenue, Edmonton

MLS® #E4439515

**\$148,900**

1 Bedroom, 1.00 Bathroom, 789 sqft

Condo / Townhouse on 0.00 Acres

Lauderdale, Edmonton, AB

MAIN FLOOR apartment in a GREAT LOCATION; Villa St Joseph is a well managed 3 story building. This 1-BEDroom 1-BTHroom main floor Apartment includes Heat, In suite Laundry, heated UNDERGROUND parking, and 6 appliances. This apartment boasts a bright and open concept, with loads of kitchen cabinets. Walking distance to Grand Truck rec center, walking trails and Tennis courts. Great investment property. 15-minute drive to Grant MacEwan University, University of Alberta, and the Ice District/Rogers Place. A few of the pictures have been staged. A must see!!

Built in 1997

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4439515               |
| Price          | \$148,900              |
| Bedrooms       | 1                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 789                    |
| Acres          | 0.00                   |
| Year Built     | 1997                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 101 11308 130 Avenue |
| Area        | Edmonton             |
| Subdivision | Lauderdale           |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5E 6L2              |

### Amenities

|           |                                 |
|-----------|---------------------------------|
| Amenities | No Animal Home, No Smoking Home |
| Parking   | Underground                     |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                             |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                    |
| # of Stories      | 3                                                                                            |
| Stories           | 1                                                                                            |
| Has Basement      | Yes                                                                                          |
| Basement          | None, No Basement                                                                            |

### Exterior

|                   |                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                        |
| Exterior Features | Corner Lot, Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool |
| Roof              | Asphalt Shingles                                                                          |
| Construction      | Wood, Brick, Vinyl                                                                        |
| Foundation        | Concrete Perimeter                                                                        |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 30th, 2025 |
| Days on Market | 77             |
| Zoning         | Zone 01        |
| Condo Fee      | \$408          |

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