

# \$219,900 - 82 13825 155 Avenue, Edmonton

MLS® #E4434776

## \$219,900

2 Bedroom, 2.50 Bathroom, 1,290 sqft  
Condo / Townhouse on 0.00 Acres

Carlton, Edmonton, AB

Welcome to Tuscan Village. Do yourself a favor and come view this spacious 1290 sq. ft. townhouse style condo unit. The beautiful, spacious, livingroom features tall ceilings, cozy gas fireplace and tons of natural light. Large kitchen with eat-at island, open dining area, stainless appliances, and patio doors leading to the new outdoor deck with BBQ gas hook up. Upstairs you will find two large bedrooms with their own 4 piece ensuite bathrooms and a convenient laundry room in the hallway. The basement has storage and direct access to the two heated underground parking stalls. Conveniently located close to public transportation, schools, parks, and shopping. Come see for yourself. You wont be disappointed.

Built in 2008

### Essential Information

MLS® #	E4434776
Price	\$219,900
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,290
Acres	0.00



Year Built	2008
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	82 13825 155 Avenue
Area	Edmonton
Subdivision	Carlton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0B8

### Amenities

Amenities	Deck, No Smoking Home, Parking-Visitor, Natural Gas BBQ Hookup
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Partial, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Clay Tile
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed May 6th, 2025

Days on Market 9

Zoning Zone 27

Condo Fee \$659

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 15th, 2025 at 1:47am MDT