

Courtesy Of Joel P Teeling Of MaxWell Polaris

## \$165,000 - 107 5005 165 Avenue, Edmonton

MLS® #E4426422

**\$165,000**

2 Bedroom, 2.00 Bathroom, 808 sqft  
Condo / Townhouse on 0.00 Acres

Hollick-Kenyon, Edmonton, AB

SOMETIMES, GOOD THINGS COME IN 2's!  
Take this beautiful, move-in-ready condo for example: It features 2 spacious bedrooms, 2 FULL bathrooms & 2 PARKING SPOTS! Upon entering, you'll immediately appreciate the flood of natural light, pleasing color-scheme & functional open-concept layout. Appointed w/ attractive cabinetry, laminate flooring & ceramic tile, this condo is modern, yet classic. The primary bedroom offers ample space, a walk-through closet & a FULL 4-pc bathroom. The second bedroom is also spacious & offers easy access to another 4-pc bath. Enjoy the comfort of IN-SUITE LAUNDRY & STORAGE! The building has been well-maintained & features some really neat amenities, like an EXERCISE ROOM & ENTERTAINMENT ROOM! No need to park on-street, this unit comes with 2 parking stalls (1 assigned, 1 titled), but you're also mere steps from PUBLIC TRANSIT! You're also just moments away from endless shopping, recreational opportunities & more. Quick access to Henday, too! Immediate possession available!

Built in 2008

### Essential Information

MLS® #	E4426422
Price	\$165,000



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	808
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	107 5005 165 Avenue
Area	Edmonton
Subdivision	Hollick-Kenyon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0L8

### **Amenities**

Amenities	Off Street Parking, No Smoking Home, Patio, Storage-In-Suite
Parking	2 Outdoor Stalls

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Asphalt
Exterior Features	Private Setting, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Asphalt

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            March 19th, 2025

Days on Market      23

Zoning                Zone 03

Condo Fee            \$418

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