

## **\$92,800 - 104 11308 127 Avenue, Edmonton**

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MLS® #E4431983

**\$92,800**

2 Bedroom, 1.00 Bathroom, 702 sqft

Condo / Townhouse on 0.00 Acres

Calder, Edmonton, AB

Attention Investors, Students, and First-Time Home Buyers! Welcome to The Capri â€” a budget-friendly and centrally located condo in the north-central community of Calder. This main floor unit is move-in ready and perfect for immediate possession, making it an excellent opportunity for rental income or a quick start to home ownership. Recently updated with a brand new bathroom, doors and lighting, this spacious unit offers over 700 sq ft of comfortable living space, featuring two generously sized bedrooms, a full bathroom, and an in-suite storage room. Shared laundry is located directly across the hall for added convenience. Enjoy the benefits of easy access to Yellowhead Trail and Anthony Henday, and a short commute to downtown. The building is situated right across from Grand Trunk dog park, and within walking distance to public transit, shopping, and the city recreation centre. An assigned parking stall is also included.



Built in 1969

### **Essential Information**

MLS® #	E4431983
Price	\$92,800
Bedrooms	2
Bathrooms	1.00

Full Baths	1
Square Footage	702
Acres	0.00
Year Built	1969
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	104 11308 127 Avenue
Area	Edmonton
Subdivision	Calder
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 0C5

### Amenities

Amenities	On Street Parking, Detectors Parking-Plug-Ins
Parking	Stall

### Interior

Appliances	Refrigerator, Stove-Electric
Heating	Hot Water, Water
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Playground Nearby, Public Schools, Shopping Nearby
Roof	Tar & Gravel
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

### Additional Information



Date Listed	April 21st, 2025
Days on Market	9
Zoning	Zone 01
Condo Fee	\$481

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Listing information last updated on April 30th, 2025 at 9:17pm MDT