

## \$84,800 - 504 9028 Jasper Avenue, Edmonton

MLS® #E4433276

**\$84,800**

1 Bedroom, 1.00 Bathroom, 579 sqft

Condo / Townhouse on 0.00 Acres

Boyle Street, Edmonton, AB

I'm pleased to present a charming one-bedroom, one-bathroom apartment condominium situated in a well-constructed concrete and steel building. This cozy home boasts city views and a glimpse of the river valley. The building is known for its quiet concrete construction. Inside, you'll find a spacious open-concept living and dining room that leads directly to a west-facing balcony, perfect for enjoying the afternoon sun. The bedroom is well-appointed with ample closet space and also offers a pleasant west-facing view. The efficient galley-style kitchen provides good storage and workspace and comes equipped with a refrigerator, stove, and dishwasher. The four-piece bathroom is conveniently located off the main living area. The south-west facing covered balcony is a wonderful spot to relax and soak up the sunlight. This property also includes an assigned underground parking stall. Its location is highly convenient, just steps away from the Downtown core and the new Valley Line LRT. Monthly fee includes power.

Built in 1971

### Essential Information

MLS® # E4433276

Price \$84,800



|                |                        |
|----------------|------------------------|
| Bedrooms       | 1                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 579                    |
| Acres          | 0.00                   |
| Year Built     | 1971                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 504 9028 Jasper Avenue |
| Area        | Edmonton               |
| Subdivision | Boyle Street           |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T5H 3Y6                |

### **Amenities**

|                |                                                                                                       |
|----------------|-------------------------------------------------------------------------------------------------------|
| Amenities      | Off Street Parking, No Animal Home, No Smoking Home, Secured Parking, Security Door, Storage-In-Suite |
| Parking Spaces | 1                                                                                                     |
| Parking        | Heated, Parkade, Single Indoor, Underground                                                           |

### **Interior**

|              |                                                   |
|--------------|---------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Refrigerator, Stove-Electric |
| Heating      | Baseboard, Natural Gas                            |
| # of Stories | 11                                                |
| Stories      | 1                                                 |
| Has Basement | Yes                                               |
| Basement     | None, No Basement                                 |

### **Exterior**

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Exterior          | Concrete                                                            |
| Exterior Features | Golf Nearby, Ravine View, Shopping Nearby, View City, View Downtown |
| Roof              | Unknown                                                             |
| Construction      | Concrete                                                            |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 29th, 2025  
Days on Market                1  
Zoning                              Zone 13  
Condo Fee                        \$572

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