

# **\$119,900 - 204 13104 132 Avenue, Edmonton**

MLS® #E4461040

**\$119,900**

2 Bedroom, 1.00 Bathroom, 949 sqft

Condo / Townhouse on 0.00 Acres

Wellington, Edmonton, AB

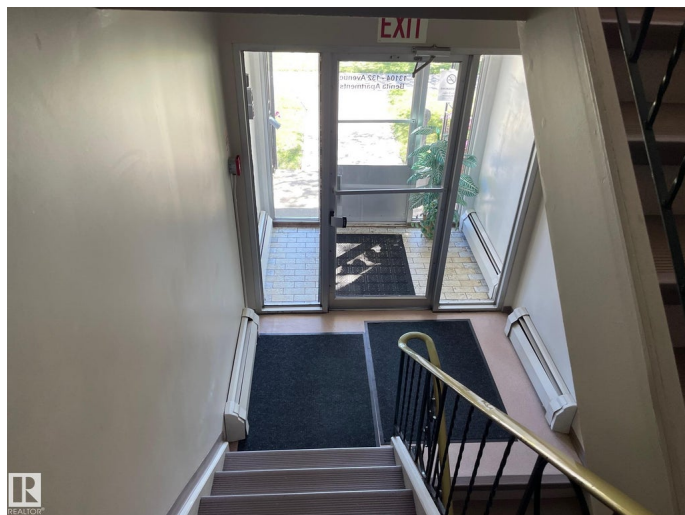
Attention Investors & First-Time Home Buyers!

This well-maintained 2-bedroom condo on the 2nd floor offers great value and convenience—close to schools, playgrounds, shopping, public transportation, and with easy access to the Yellowhead. The bright, spacious living area features patio doors leading to a large balcony. The kitchen showcases maple cabinetry with updated countertops, while down the hall are two generous bedrooms and a 4-piece bath. A large in-suite storage room provides plenty of space for seasonal items. Recent upgrades include new windows, countertops, cabinetry, boiler, hot water tank, interior carpet, and exterior parging.

Built in 1970

## **Essential Information**

MLS® #	E4461040
Price	\$119,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	949
Acres	0.00
Year Built	1970
Type	Condo / Townhouse



Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	204 13104 132 Avenue
Area	Edmonton
Subdivision	Wellington
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 3R3

### Amenities

Amenities	See Remarks
Parking	Stall

### Interior

Appliances	Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

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

### Additional Information

Date Listed	October 6th, 2025
Days on Market	2
Zoning	Zone 01
Condo Fee	\$605

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Listing information last updated on October 8th, 2025 at 6:17am MDT