

## \$109,900 - 204 8310 Jasper Avenue, Edmonton

MLS® #E4463211

**\$109,900**

2 Bedroom, 1.00 Bathroom, 735 sqft

Condo / Townhouse on 0.00 Acres

Cromdale, Edmonton, AB

Nicely updated 2 bedroom 1 bathroom 735 sq ft condo with a beautiful river valley view is perfect for empty nesters on a budget or a first home. Updates just completed include all new vinyl plank flooring, new kitchen cabinets, fixtures, sink, counter tops and newer vinyl windows as well as the vanity in the 4 piece bathroom. Great floorplan with large living room, kitchen with extra cabinets and good sized bedrooms. Outdoor deck with a sunny, south facing view. Includes 1 outdoor parking stall. The laundry is super convenient, just a few doors away and there are extra storage lockers to rent if needed. City bus service out front as well as access to the LRT just a few blocks away. Comprehensive condo fee includes all utilities. Prideview Place is a well maintained building with a new roof and elevator installed this year. Common areas have been recently painted and carpets installed. A great place to call home.

Built in 1968

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4463211  |
| Price      | \$109,900 |
| Bedrooms   | 2         |
| Bathrooms  | 1.00      |
| Full Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 735                    |
| Acres          | 0.00                   |
| Year Built     | 1968                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 204 8310 Jasper Avenue |
| Area        | Edmonton               |
| Subdivision | Cromdale               |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T5H 3S3                |

### Amenities

|                |                                                                     |
|----------------|---------------------------------------------------------------------|
| Amenities      | Deck, Detectors Smoke, Intercom, Storage-Locker Room, Vinyl Windows |
| Parking Spaces | 1                                                                   |
| Parking        | Stall                                                               |

### Interior

|              |                                                             |
|--------------|-------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric |
| Heating      | Hot Water, Natural Gas                                      |
| # of Stories | 7                                                           |
| Stories      | 1                                                           |
| Has Basement | Yes                                                         |
| Basement     | None, No Basement                                           |

### Exterior

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior          | Concrete                                                              |
| Exterior Features | Paved Lane, Public Transportation, River Valley View, Shopping Nearby |
| Roof              | Tar & Gravel                                                          |
| Construction      | Concrete                                                              |
| Foundation        | Concrete Perimeter                                                    |

### School Information

|            |                |
|------------|----------------|
| Elementary | Norwood K-6    |
| Middle     | Highlands 7-9  |
| High       | Eastglen 10-12 |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 23rd, 2025 |
| Days on Market | 2                  |
| Zoning         | Zone 09            |
| Condo Fee      | \$691              |

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 October 25th, 2025 at 1:02am MDT