

## **\$240,000 - 102 13111 140 Avenue, Edmonton**

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MLS® #E4427794

### **\$240,000**

2 Bedroom, 2.00 Bathroom, 961 sqft  
Condo / Townhouse on 0.00 Acres

Pembina, Edmonton, AB

Welcome to Palisades Park Villas! This beautifully renovated 2-bed, 2-bath condo offers stylish living in northwest Edmonton. Priced at \$240,000, Unit #102 features brand-new countertops, cabinets & flooring, plus central A/C, in-suite laundry & heated underground parking. Bonus: All furnishings are available for purchase—just move right in! Located steps from shopping, dining, transit & with quick access to Yellowhead Trail & Anthony Henday, this condo blends comfort & convenience. Whether you're buying your first home or looking to downsize, this one checks all the boxes.



Built in 2005

### **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4427794               |
| Price          | \$240,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 961                    |
| Acres          | 0.00                   |
| Year Built     | 2005                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |

Status Active

### Community Information

Address 102 13111 140 Avenue  
Area Edmonton  
Subdivision Pembina  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T6V 0B1

### Amenities

Amenities Off Street Parking, Air Conditioner, Deck, Detectors Smoke, Gazebo, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Sprinkler System-Fire, Natural Gas BBQ Hookup  
Parking Heated, Underground

### Interior

Interior Features ensuite bathroom  
Appliances Air Conditioning-Central, Dishwasher-Built-In, Euro Washer/Dryer Combo, Furniture Included, Garage Opener, Microwave Hood Fan, Refrigerator-Energy Star, Stove-Electric, Window Coverings, Curtains and Blinds  
Heating Fan Coil, Forced Air-1, Natural Gas  
# of Stories 4  
Stories 1  
Has Basement Yes  
Basement None, No Basement

### Exterior

Exterior Wood, Stone, Stucco  
Exterior Features Fenced, Golf Nearby, Landscaped, No Back Lane, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby  
Roof Asphalt Shingles  
Construction Wood, Stone, Stucco  
Foundation Concrete Perimeter

### School Information

Elementary McArthur School  
Middle Sir John Thompson

High Rosslyn School

### **Additional Information**

Date Listed March 27th, 2025

Days on Market 15

Zoning Zone 27

Condo Fee \$485

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Listing information last updated on April 11th, 2025 at 4:02pm MDT