

## \$258,000 - 50 3115 119 Street, Edmonton

MLS® #E4428716

**\$258,000**

3 Bedroom, 1.50 Bathroom, 1,280 sqft  
Condo / Townhouse on 0.00 Acres

Sweet Grass, Edmonton, AB

Investor and First-time Home Buyer Alert in Sweet Grass! Charming 3 bedroom townhouse located in a quiet complex in the heart of Sweet Grass. The main floor has a bright living room with patio doors to a landscaped yard, a white kitchen, and a convenient half bath. Upstairs, you'll find 3 bedrooms and a 3pc bathroom. Recently renovated with vinyl flooring. Well managed complex with lower condo fee. Easy access to Derrick Club, Sweet Grass School and Vernon Barfield Junior High School.

Built in 1982

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4428716          |
| Price          | \$258,000         |
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,280             |
| Acres          | 0.00              |
| Year Built     | 1982              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |



## Community Information

|             |                    |
|-------------|--------------------|
| Address     | 50 3115 119 Street |
| Area        | Edmonton           |
| Subdivision | Sweet Grass        |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6J 5N5            |

## Amenities

|           |  |
|-----------|--|
| Amenities | No Animal Home, No Smoking Home, Patio |
| Parking   | Stall                                  |

## Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Full, Unfinished   |

## Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Asphalt, Stone, Vinyl                              |
| Exterior Features | Golf Nearby, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Asphalt, Stone, Vinyl                              |
| Foundation        | Concrete Perimeter                                       |

## School Information

|            |                       |
|------------|-----------------------|
| Elementary | Sweet Grass School    |
| Middle     | Vernon Barford School |
| High       | Harry Ainlay School   |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 3rd, 2025 |
| Days on Market | 9               |
| Zoning         | Zone 16         |
| Condo Fee      | \$330           |

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Listing information last updated on April 12th, 2025 at 9:47am MDT