

# **\$169,000 - 407 17011 67 Avenue, Edmonton**

MLS® #E4430406

**\$169,000**

2 Bedroom, 2.00 Bathroom, 877 sqft

Condo / Townhouse on 0.00 Acres

Callingwood South, Edmonton, AB

2 bedroom, 2 bathroom apartment condo in Callingwood South. This nice size condo is perfect for anyone looking for a convenient west end apartment close to all amenities. Condo features a walk-through galley kitchen upon entry that leads to the living room with gas fireplace and patio door access to your private balcony. Primary bedroom is a good size and features a 4 piece ensuite. The second bedroom is also large and has a 3 piece bathroom just outside the door. Insuite laundry and titled underground parking as well. Condo fees include heat, water/sewer. Schedule A must accompany all offers.

Built in 2004

## **Essential Information**

MLS® #	E4430406
Price	\$169,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	877
Acres	0.00
Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment



Status	Active
--------	--------

### Community Information

Address	407 17011 67 Avenue
Area	Edmonton
Subdivision	Callingwood South
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4J5

### Amenities

Amenities	No Animal Home, No Smoking Home, Parking-Visitor, Vinyl Windows
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Baseboard, Natural Gas
Fireplace	Yes
Fireplaces	Insert
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Composition, Stone
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Composition, Stone
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 11th, 2025
Days on Market	67
Zoning	Zone 20
Foreclosure	Yes

Condo Fee                \$435

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 June 17th, 2025 at 1:47am MDT