# \$189,900 - 17415 99 Avenue, Edmonton

MLS® #E4440768

#### \$189,900

1 Bedroom, 1.00 Bathroom, 722 sqft Condo / Townhouse on 0.00 Acres

Terra Losa, Edmonton, AB

Beautiful TOP FLOOR 1 bedroom + 1 bath condo with amazing walkability â€" welcome to Marquis in Terra Losa! Spacious unit features lovely open-concept kitchen with stainless steel appliances, new BOSCH dishwasher, loads of counter space, custom cabinetry, raised breakfast bar + space for a dining room table. The living room features a corner gas fireplace & lovely glass patio doors leading to the cozy balcony (w/ views of greenspace/courtyard + gas line for BBQ). Large primary bedroom (with blackout blind) + spotless 4 piece bath. Numerous upgrades including hardwood floors, custom cabinetry and California Closets organizers. Convenient in-suite laundry (NEW WASHER & DRYER!) and underground parking stall with storage cage. Building is in superb location â€" walk to all amenities, shops and restaurants. Plus public transit is right outside your door! Upscale building with visitor parking + a lovely green space and picnic area - welcome home!

Built in 2006

#### **Essential Information**

MLS® # E4440768 Price \$189,900

Bedrooms 1

Bathrooms 1.00







Full Baths 1

Square Footage 722
Acres 0.00

Year Built 2006

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

## **Community Information**

Address 17415 99 Avenue

Area Edmonton
Subdivision Terra Losa
City Edmonton
County ALBERTA

Province AB

Postal Code T5T 0W8

### **Amenities**

Amenities Air Conditioner, Parking-Visitor, Recreation Room/Centre, Secured

Parking, Storage-In-Suite

Parking Spaces 1

Parking Underground

#### Interior

Appliances Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator,

Stove-Electric, Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Corner

# of Stories 4

Stories 1

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Stone, Vinyl

Exterior Features Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Public

Swimming Pool, Public Transportation, Schools, Shopping Nearby, See

Remarks

Roof Asphalt Shingles

Construction Wood, Stone, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed June 5th, 2025

Days on Market 11

Zoning Zone 20

Condo Fee \$410

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