

\$158,900 - 531 11325 83 Street, Edmonton

MLS® #E4442902

\$158,900

1 Bedroom, 2.00 Bathroom, 830 sqft
Condo / Townhouse on 0.00 Acres

Parkdale (Edmonton), Edmonton, AB

Top-floor gem in the heart of Parkdale! This spacious 1-bdrm + open den (easily used as a 2nd bedroom) features 2 full baths, in-suite laundry, and an energized parking stall. Freshly painted and boasting brand-new carpets, the unit offers an open-concept layout and an L-shaped kitchen featuring brand-new quartz countertops, newer stove, hood fan, and microwave. Both bathrooms have been upgraded with new quartz countertops. The oversized primary bedroom includes a walk-through closet and private 4-piece ensuite. The open den provides flexible space for a home office, guest room, or extra living area. Enjoy a quiet, southwest-facing covered patio, perfect for relaxing. The well-maintained, secure building offers ample visitor parking and is walking distance to groceries, restaurants, coffee shops, LRT, Commonwealth Stadium, and more. Condo fees include heat, water, and parking. Ideal for first-time buyers or investors. Don't miss this affordable and move-in-ready opportunity. Act quickly!

Built in 2004

Essential Information

MLS® #	E4442902
Price	\$158,900



Bedrooms	1
Bathrooms	2.00
Full Baths	2
Square Footage	830
Acres	0.00
Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	531 11325 83 Street
Area	Edmonton
Subdivision	Parkdale (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 4W5

Amenities

Amenities	Detectors Smoke, Parking-Plug-Ins, Parking-Visitor, Patio
Parking	Stall

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Curtains and Blinds
Heating	Hot Water, Natural Gas
# of Stories	5
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stucco
Exterior Features	Flat Site, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 18th, 2025
Days on Market	102
Zoning	Zone 05
Condo Fee	\$503

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