

## \$109,000 - 101 14808 26 Street, Edmonton

MLS® #E4428792

**\$109,000**

3 Bedroom, 1.00 Bathroom, 940 sqft

Condo / Townhouse on 0.00 Acres

Fraser, Edmonton, AB

Absolutely stunning three-bedroom condo with a fully renovated, well-maintained interior, including a dual entrance bathroom, updated kitchen, newer appliances, lights, flooring and all curtain rods. The east facing balcony extends the space even more for premium outdoor living. This unit has an assigned energized COVERED parking stall and visitor parking for guests, a convenience that is unmatched. In addition, there is plenty of FREE street parking. Experience peace of mind with CCTV in the building and in some outdoor areas. Condo fees include water, heat and parking, which makes for exceptional urban living. This building also has an upgraded boiler, furnace, plumbing and roof. With convenient access to transit, schools, shopping, daycare and the Anthony Henday, this quiet location can't be beat like new condo at an unbeatable price.

Built in 1981

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4428792  |
| Price          | \$109,000 |
| Bedrooms       | 3         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 940       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1981                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 101 14808 26 Street |
| Area        | Edmonton            |
| Subdivision | Fraser              |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5Y 2G4             |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | On Street Parking, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Security Door, Storage-In-Suite, Television Connection, Vinyl Windows |
| Parking Spaces | 1   |
| Parking        | Parkade   |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric, Window Coverings |
| Heating      | Hot Water, Natural Gas  |
| # of Stories | 4   |
| Stories      | 1   |
| Has Basement | Yes   |
| Basement     | None, No Basement   |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Hardie Board Siding  |
| Exterior Features | Golf Nearby, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Hardie Board Siding  |
| Foundation        | Concrete Perimeter   |

**School Information**

|            |                            |
|------------|----------------------------|
| Elementary | St. Bonaventure;Fraser     |
| Middle     | St Eliz Seton;Bessie Nich  |
| High       | Arch O'Leary;Austin O'Brie |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 3rd, 2025 |
| Days on Market | 126             |
| Zoning         | Zone 35         |
| Condo Fee      | \$671           |

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Listing information last updated on August 7th, 2025 at 2:47pm MDT