

Courtesy Of Sheldon Casavant Of Century 21 Masters

\$239,900 - 2456 104 Street, Edmonton

MLS® #E4452197

\$239,900

3 Bedroom, 1.50 Bathroom, 1,204 sqft

Condo / Townhouse on 0.00 Acres

Ermineskin, Edmonton, AB

This spacious, air-conditioned, and pet-friendly 3 bed / 1.5 bath townhouse will immediately feel like home. Enjoy cooking in your updated kitchen with newer stainless steel appliances and adjoining dining area. The bright and spacious living room with high ceilings provides the perfect space to entertain or relax next to your brand new gas fireplace. Beyond the patio doors lies your large and private backyard space with wooden deck and mature trees throughout. You™ll be impressed by the many updates in the home, including vinyl flooring and the brand new furnace and AC. Newer carpet brings you upstairs to your oversized primary bedroom with French doors, room for a home office or gym, and a walkthrough closet to your 4-piece ensuite/main bath. The unfinished basement provides your laundry area, ample storage, or space for a growing family. With schools, parks, and South Edmonton Common within walking distance, you™ll be close to all the action.

Built in 1978

Essential Information

MLS® # E4452197

Price \$239,900

Bedrooms 3



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,204
Acres	0.00
Year Built	1978
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	2456 104 Street
Area	Edmonton
Subdivision	Ermineskin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 4J8

Amenities

Amenities	Air Conditioner, Deck, Hot Water Natural Gas, No Smoking Home, Parking-Visitor, Patio
Parking Spaces	1
Parking	Stall

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Steinhauer, Keheewin
Middle	Louis St L, DS MacKenzie
High	Louis St L, Harry Ainlay

Additional Information

Date Listed	August 9th, 2025
Days on Market	20
Zoning	Zone 16
Condo Fee	\$432

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