

# \$194,900 - 16537 100 Street, Edmonton

MLS® #E4433190

**\$194,900**

3 Bedroom, 1.50 Bathroom, 1,045 sqft  
Condo / Townhouse on 0.00 Acres

Lorelei, Edmonton, AB

Perfect for Investors or first-time buyers! This 2-storey townhouse in family-friendly Lorelei offers 3 bedrooms and a 4-piece bath upstairs. The main floor features an open-concept kitchen/dining area, powder room; and a cozy living room with direct access to a fenced private yard. Includes an assigned parking stall and an unspoiled basement with laundry. Enjoy low condo fees and maintenance-free outdoor spaces - grass mowing and snow removal up to your door by KDM. Conveniently located near 97 Street, Downtown, Anthony Henday, transit, shopping, schools, parks, and Lake Beaumaris and trails. Move-in ready with great potential!

Built in 1982

## Essential Information

MLS® #	E4433190
Price	\$194,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,045
Acres	0.00
Year Built	1982
Type	Condo / Townhouse



Sub-Type	Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	16537 100 Street
Area	Edmonton
Subdivision	Lorelei
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 5H4

### **Amenities**

Amenities	No Animal Home, No Smoking Home, Parking-Visitor
Parking	Stall

### **Interior**

Appliances	Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stucco, Vinyl
Exterior Features	Fenced, Low Maintenance Landscape, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Florence Hallock
Middle	Mary Butterworth
High	Queen Elizabeth

### **Additional Information**

Date Listed	April 28th, 2025
Days on Market	3

Zoning	Zone 27
Condo Fee	\$260

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