

## **\$74,900 - 208 14916 26 Street, Edmonton**

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MLS® #E4439446

**\$74,900**

2 Bedroom, 1.00 Bathroom, 807 sqft

Condo / Townhouse on 0.00 Acres

Fraser, Edmonton, AB

Best buy in the Victoria Trail Apartments for this 2 bedroom 2nd floor easy exceptional value in the Fraser community. This 2-bedroom unit also has a den which makes it perfect for a first time buyer, small family, or investor. The condo has a functional floor plan makes this home both practical and inviting. The large kitchen is spacious and the adjoining dining and living rooms create an ideal space for hosting special occasions. The home has 2 generously sized bedrooms and a versatile den that can serve as an office or extra storage. Completing the layout is a 4-piece bathroom. Additionally, the home includes a covered parking stall #144 for your convenience. The condo is close to all amenities, schools, parks, shopping, Victoria Trail, and the Henday. Donâ€™t miss the opportunity!

Built in 1981

### **Essential Information**

|                |          |
|----------------|----------|
| MLS® #         | E4439446 |
| Price          | \$74,900 |
| Bedrooms       | 2        |
| Bathrooms      | 1.00     |
| Full Baths     | 1        |
| Square Footage | 807      |
| Acres          | 0.00     |



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

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 208 14916 26 Street |
| Area        | Edmonton            |
| Subdivision | Fraser              |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5Y 2G4             |

### Amenities

|           |             |
|-----------|-------------|
| Amenities | See Remarks |
| Parking   | Stall       |

### Interior

|              |                              |
|--------------|------------------------------|
| Appliances   | Refrigerator, Stove-Electric |
| Heating      | Hot Water, Natural Gas       |
| # of Stories | 4                            |
| Stories      | 1                            |
| Has Basement | Yes                          |
| Basement     | None, No Basement            |

### Exterior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Exterior          | Wood                                                                       |
| Exterior Features | Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools |
| Roof              | Asphalt Shingles                                                           |
| Construction      | Wood                                                                       |
| Foundation        | Concrete Perimeter                                                         |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 30th, 2025 |
| Days on Market | 67             |
| Zoning         | Zone 35        |

Condo Fee                    \$554

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