

# \$125,000 - 106 14530 52 Street, Edmonton

MLS® #E4443528

**\$125,000**

3 Bedroom, 1.50 Bathroom, 1,149 sqft  
Condo / Townhouse on 0.00 Acres

Casselman, Edmonton, AB

What a great place to call home! This 2 Storey home offers 3 great size bedrooms and one and a half bathrooms. The 2 piece is an ensuite through the walk through closet from the Primary bedroom. The two other bedrooms plus large storage area make up the second floor. The main floor is offering a generous size living room and adjacent kitchen with loads of room and all appliances. The washer and dryer are tucked away down the hallway. Why pay rent when you can own this great home. Heat and water are included in the condo fees. Conveniently located near everything.

Built in 1975

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4443528          |
| Price          | \$125,000         |
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,149             |
| Acres          | 0.00              |
| Year Built     | 1975              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |



|        |          |
|--------|----------|
| Style  | 2 Storey |
| Status | Active   |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 106 14530 52 Street |
| Area        | Edmonton            |
| Subdivision | Casselman           |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5A 3K5             |

### Amenities

|           |                   |
|-----------|-------------------|
| Amenities | On Street Parking |
| Parking   | Stall             |

### Interior

|                   |                                                                                    |
|-------------------|------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                   |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Hot Water, Natural Gas                                                             |
| Stories           | 2                                                                                  |
| Has Basement      | Yes                                                                                |
| Basement          | None, No Basement                                                                  |

### Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                     |
| Exterior Features | Fenced, Hillside, Landscaped, Schools, Shopping Nearby |
| Roof              | Tar & Gravel                                           |
| Construction      | Wood, Brick, Vinyl                                     |
| Foundation        | Concrete Perimeter                                     |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 9               |
| Zoning         | Zone 02         |
| Condo Fee      | \$653           |

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Listing information last updated on June 28th, 2025 at 4:32am MDT