

# \$180,000 - 107 530 Watt Boulevard, Edmonton

MLS® #E4453148

**\$180,000**

2 Bedroom, 1.00 Bathroom, 570 sqft  
Condo / Townhouse on 0.00 Acres

Walker, Edmonton, AB

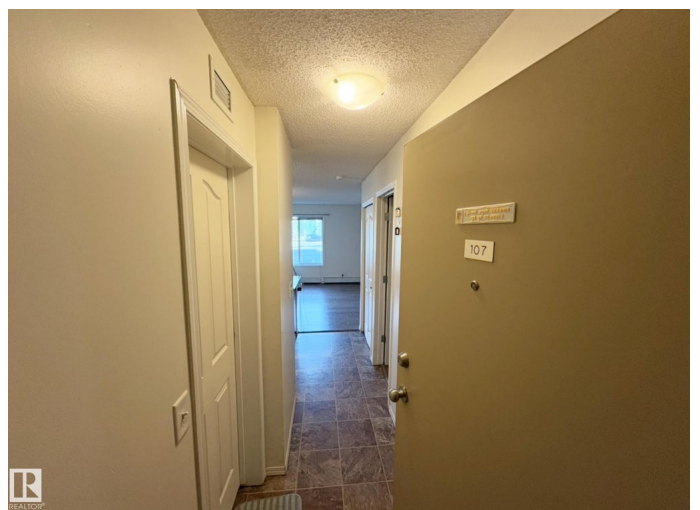
**\*\*\*\*BEST INVESTMENT**

**OPPORTUNITY\*\*\*\*\***Be impressed by this 2-bedroom (including a Bedroom-sized den) condo in Walker Lake Landingâ€™ where smart design meets great value. The Beautiful kitchen shines with granite countertops, soft-close cabinets, and sleek black appliances. Relax in the spa-inspired bathroom with its tile-surround soaking tub. The primary bedroom is roomy with a wide closet, and the den is equally largeâ€™ perfect for guests, a home office, or hobbies. Enjoy two parking stalls (one heated underground, one energized surface), in-suite laundry, A/C rough-in, and the lowest condo fees in the building. All this in a prime location near Anthony Henday, rec centres, and only 15 minutes from Edmonton International Airport. Currently Tenants are living in the Apartment.

Built in 2012

## Essential Information

MLS® #	E4453148
Price	\$180,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	570
Acres	0.00



Year Built	2012
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	107 530 Watt Boulevard
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1P7

### **Amenities**

Amenities	Intercom, Parking-Extra, Parking-Plug-Ins, Parking-Visitor, Secured Parking, Security Door
Parking	Underground

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Intercom, Stove-Electric, Washer, Garage Heater
Heating	Forced Air-1, Electric
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	August 15th, 2025
Days on Market	12

Zoning	Zone 53
Condo Fee	\$330

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Listing information last updated on August 27th, 2025 at 6:02pm MDT