

## \$338,000 - 66 13320 124 Street, Edmonton

MLS® #E4457837

**\$338,000**

2 Bedroom, 1.00 Bathroom, 1,039 sqft

Condo / Townhouse on 0.00 Acres

Kensington, Edmonton, AB

Welcome to Shepard's Meadow located in the community of Kensington. This move in ready +55 complex is waiting for you. With just over 1000 sqft of living area on the main floor this home features 2 bedrooms and one 4 pce bathroom. The current owner will include bathtub safety grab bar & portable reclining bathtub lift with rechargeable remote control. There is no carpet on the main floor, the flooring is hardwood and LVP. The basement is fully finished, carpeted and features a large storage area and family room. Did I mention the drywalled attached double garage? The attic insulation in the home and garage have been upgraded to R40. New HWT 2024. The unit is located on the corner and features an oversized deck. Quiet and serene describes the vibe you get living in the complex. Conveniently located within walking distance to many amenities, shopping and transportation.

Built in 1998

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4457837  |
| Price      | \$338,000 |
| Bedrooms   | 2         |
| Bathrooms  | 1.00      |
| Full Baths | 1         |



|                |                      |
|----------------|----------------------|
| Square Footage | 1,039                |
| Acres          | 0.00                 |
| Year Built     | 1998                 |
| Type           | Condo / Townhouse    |
| Sub-Type       | Detached Condominium |
| Style          | Bungalow             |
| Status         | Active               |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 66 13320 124 Street |
| Area        | Edmonton            |
| Subdivision | Kensington          |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5L 5B7             |

### Amenities

|           |                                                                                          |
|-----------|------------------------------------------------------------------------------------------|
| Amenities | Closet Organizers, Deck, No Animal Home, No Smoking Home, Parking-Visitor, Vinyl Windows |
| Parking   | Double Garage Attached                                                                   |

### Interior

|              |                                                                                                              |
|--------------|--------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                    |
| Stories      | 2                                                                                                            |
| Has Basement | Yes                                                                                                          |
| Basement     | Full, Finished                                                                                               |

### Exterior

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                  |
| Exterior Features | Corner Lot, Low Maintenance Landscape, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                              |
| Construction      | Wood, Stucco                                                                  |
| Foundation        | Concrete Perimeter                                                            |

### Additional Information

|             |                      |
|-------------|----------------------|
| Date Listed | September 15th, 2025 |
|-------------|----------------------|

|                |         |
|----------------|---------|
| Days on Market | 47      |
| Zoning         | Zone 01 |
| Condo Fee      | \$375   |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on November 1st, 2025 at 11:17am MDT