

## \$174,900 - 414 9945 167 Street, Edmonton

MLS® #E4446547

**\$174,900**

2 Bedroom, 2.00 Bathroom, 955 sqft

Condo / Townhouse on 0.00 Acres

Glenwood (Edmonton), Edmonton, AB

2 bedroom, 2 full bath that includes the 4 piece ensuite, corner unit condo. One of the largest units within the complex, south facing with a balcony. Large foyer, open plan, kitchen with island, roomy living room, primary bedroom with a 4 piece ensuite. In unit washer and dryer, large in unit storage room. Carpet free, laminate flooring. Clean, non smoking, quick possession possible. Great location close to everything in west Edmonton, buses, restaurants, shopping... One block walk to Mayfield Common.

Built in 2007

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4446547               |
| Price          | \$174,900              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 955                    |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information



|             |                     |
|-------------|---------------------|
| Address     | 414 9945 167 Street |
| Area        | Edmonton            |
| Subdivision | Glenwood (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5P 0K5             |

### **Amenities**

|                |  |
|----------------|--|
| Amenities      | Detectors Smoke, Parking-Visitor, Storage-In-Suite |
| Parking Spaces | 1  |
| Parking        | Stall  |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating           | Baseboard, Hot Water, Natural Gas   |
| # of Stories      | 5   |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

### **Exterior**

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

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 7th, 2025 |
| Days on Market | 4              |
| Zoning         | Zone 22        |
| Condo Fee      | \$550          |

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