

## \$179,900 - 23 14620 26 Street, Edmonton

MLS® #E4458079

**\$179,900**

2 Bedroom, 1.00 Bathroom, 1,062 sqft  
Condo / Townhouse on 0.00 Acres

Fraser, Edmonton, AB

? Top-Floor Corner Unit â€œ Move-In Ready! ?  
Looking for your first home or a smart investment? This bright east-facing condo in a mature, tranquil setting delivers both value & comfort. Offering 2 spacious bdrms (each w/WIC), a versatile den/office (easily a 3rd bdrm), a 4-pc bath & in-suite laundry, it checks all the boxes. Fresh paint & laminate flrs create a modern feel, while the large kitchen w/pantry & dinette makes everyday living easy. The living rm is warmed by a cozy corner wood fireplace and the primary suite offers private access to the bath. Step outside to a private balconied patio w/storage & utility roomsâ€”perfect for extra space. Enjoy an assigned parking stall right out front plus visitor parking nearby. Reasonable condo fees keep ownership affordable, while the well-maintained complex features quaint landscaping. The excellent location w/easy access to the Henday, schools, shopping & transit. A rare opportunity for buyers who want space, convenience & affordability all in one!

Built in 1981

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4458079  |
| Price    | \$179,900 |
| Bedrooms | 2         |



|                |                   |
|----------------|-------------------|
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 1,062             |
| Acres          | 0.00              |
| Year Built     | 1981              |
| Type           | Condo / Townhouse |
| Sub-Type       | Carriage          |
| Style          | Bungalow          |
| Status         | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 23 14620 26 Street |
| Area        | Edmonton           |
| Subdivision | Fraser             |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5Y 2J9            |

### Amenities

|           |                                                                                 |
|-----------|---------------------------------------------------------------------------------|
| Amenities | Off Street Parking, Deck, Hot Water Natural Gas, Parking-Visitor, Vinyl Windows |
| Parking   | Stall                                                                           |

### Interior

|              |                                                                            |
|--------------|----------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                                  |
| Stories      | 1                                                                          |
| Has Basement | Yes                                                                        |
| Basement     | None, No Basement                                                          |

### Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior          | Wood                                    |
| Exterior Features | Flat Site, Golf Nearby, Shopping Nearby |
| Roof              | Asphalt Shingles                        |
| Construction      | Wood                                    |
| Foundation        | Concrete Perimeter                      |

### School Information

|            |                       |
|------------|-----------------------|
| Elementary | Fraser                |
| Middle     | Bessie Nichols School |
| High       | M. E. LaZerte School  |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 17th, 2025 |
| Days on Market | 2                    |
| Zoning         | Zone 35              |
| Condo Fee      | \$301                |

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Listing information last updated on September 19th, 2025 at 3:17am MDT