\$299,900 - 3 11811 106 Street, Edmonton

MLS® #E4439900

\$299,900

2 Bedroom, 1.50 Bathroom, 934 sqft Condo / Townhouse on 0.00 Acres

Westwood (Edmonton), Edmonton, AB

Turnkey 2-bedroom condo just steps from NAIT!!! The main floor welcomes you with an open-concept layout drenched in natural light. Prepare meals effortlessly in the sleek kitchenâ€"equipped with stainless steel appliances, rich espresso-tone cabinetry, ample counter space and a double sinkâ€"then entertain or unwind in the adjacent living/dining area, which flows seamlessly onto your private balcony. Additional main floor features include a 2 pc bath and utility/storage room. Upstairs, you'll find TWO generously sized bedrooms, each thoughtfully appointed with large windows and cozy carpeting, shared 4 pc bath, and in-suite laundry. Whether you're a student seeking quick campus access, a faculty member looking to eliminate your commute, or an investor after a turnkey downtown asset, this 2 bed. 2 bath home delivers unmatched convenience. Walk to classrooms, the LRT, cafés and shops in minutesâ€"urban living has never been so effortless.





Built in 2009

Essential Information

MLS® #	E4439900
Price	\$299,900
Bedrooms	2

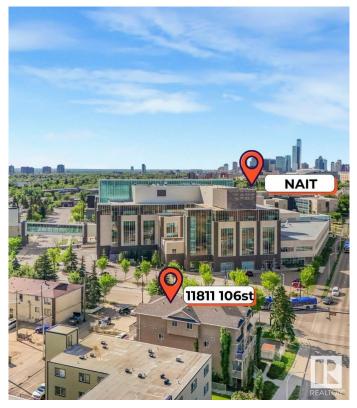
Bathrooms	1.50	
Full Baths	1	
Half Baths	1	
Square Footage	934	
Acres	0.00	
Year Built	2009	
Туре	Condo / Townhouse	
Sub-Type	Stacked Townhouse	
Style	2 Storey	
Status	Active	
Community Information		
Address	3 11811 106 Street	
Area	Edmonton	
Subdivision	Westwood (Edmonton)	
City	Edmonton	
County	ALBERTA	
Province	AB	
Postal Code	T5G 2R2	
Amenities		
Amenities Amenities	Off Street Parking, Air Conditioner, Hot Water Tankless, No Animal Home, No Smoking Home, Parking-Visitor	
	•	
Amenities	Home, No Smoking Home, Parking-Visitor	
Amenities Parking Spaces	Home, No Smoking Home, Parking-Visitor 1	
Amenities Parking Spaces Parking	Home, No Smoking Home, Parking-Visitor 1	
Amenities Parking Spaces Parking Interior	Home, No Smoking Home, Parking-Visitor 1 Stall Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood	
Amenities Parking Spaces Parking Interior Appliances	Home, No Smoking Home, Parking-Visitor 1 Stall Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer	
Amenities Parking Spaces Parking Interior Appliances Heating	Home, No Smoking Home, Parking-Visitor 1 Stall Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer Forced Air-1, Natural Gas	
Amenities Parking Spaces Parking Interior Appliances Heating Stories	Home, No Smoking Home, Parking-Visitor 1 Stall Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer Forced Air-1, Natural Gas 2	
Amenities Parking Spaces Parking Interior Appliances Heating Stories Has Basement	Home, No Smoking Home, Parking-Visitor 1 Stall Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer Forced Air-1, Natural Gas 2 Yes	
Amenities Parking Spaces Parking Interior Appliances Heating Stories Has Basement Basement	Home, No Smoking Home, Parking-Visitor 1 Stall Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer Forced Air-1, Natural Gas 2 Yes	
Amenities Parking Spaces Parking Interior Appliances Heating Stories Has Basement Basement Exterior	Home, No Smoking Home, Parking-Visitor 1 Stall Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer Forced Air-1, Natural Gas 2 Yes None, No Basement	
Amenities Parking Spaces Parking Interior Appliances Heating Stories Has Basement Basement Exterior	Home, No Smoking Home, Parking-Visitor 1 Stall Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer Forced Air-1, Natural Gas 2 Yes None, No Basement Wood, Stucco	
Amenities Parking Spaces Parking Interior Appliances Heating Stories Has Basement Basement Basement Exterior Exterior Exterior Features	Home, No Smoking Home, Parking-Visitor 1 Stall Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer Forced Air-1, Natural Gas 2 Yes None, No Basement Wood, Stucco Back Lane, Schools, Shopping Nearby	

Foundation Concre

Concrete Perimeter

Additional Information

June 2nd, 2025
88
Zone 08
\$450



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 August 29th, 2025 at 1:02am MDT