

\$210,900 - 201 12025 22 Avenue, Edmonton

MLS® #E4423951

\$210,900

2 Bedroom, 2.00 Bathroom, 875 sqft

Condo / Townhouse on 0.00 Acres

Heritage Valley Town Centre Area, Edmonton, AB

Welcome to this bright and spacious 2nd floor Corner unit in the great complex of Rutherford Landing! Offers 2 bed and 2 full bath plus a Den/flex space, living room, and kitchen with a breakfast bar, you'll have plenty of room for entertaining. Beautiful black granite countertops and dark cabinetry with neutral paint tones and huge windows drawing in a ton of natural light. The primary bedroom boasts a walkthrough closet leading to a 4pc ensuite and bedroom two is on the other side of the suite adjacent to the main 3pc bath. Private deck! Conveniently located, HEATED, underground parking stall is perfect for the growing family, property investor, first-time homebuyer. Heritage town center is just 1 block away, with Real Canadian superstore, close to public transport and other amenities. Must be seen to be appreciated.

Built in 2014

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4423951 |
| Price | \$210,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 875 |



| | |
|------------|------------------------|
| Acres | 0.00 |
| Year Built | 2014 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|----------------------------------|
| Address | 201 12025 22 Avenue |
| Area | Edmonton |
| Subdivision | Heritage Valley Town Centre Area |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 2Y1 |

Amenities

| | |
|-----------|---------------------------------|
| Amenities | No Animal Home, No Smoking Home |
| Parking | Heated, Underground |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Window Coverings |
| Heating | Baseboard, Natural Gas |
| # of Stories | 4 |
| Stories | 4 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

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

Additional Information

| | |
|----------------|-----------------|
| Date Listed | March 4th, 2025 |
| Days on Market | 57 |
| Zoning | Zone 55 |
| HOA Fees | 75 |
| HOA Fees Freq. | Annually |
| Condo Fee | \$508 |

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Listing information last updated on April 30th, 2025 at 9:17pm MDT