

\$499,900 - 37 11518 76 Avenue, Edmonton

MLS® #E4437472

\$499,900

2 Bedroom, 2.00 Bathroom, 1,128 sqft

Condo / Townhouse on 0.00 Acres

Belgravia, Edmonton, AB

"Grand Scala" in prestigious Belgravia. This rare top floor 2 storey style unit is just a short walk to U of A campus, hospitals, Edmonton Clinic & LRT station. Gorgeous open plan, premium finishings and elegant features throughout, perfect for your luxury and easy care life style. This south facing 2 bedrooms + den (possible 3rd bedroom) corner unit with 2 U/G parking stalls features sun flooded great room w/ soaring windows, gas fireplace and 2 storey high ceilings. Large open kitchen w/ upgraded maple cabinetry, stainless steel appliances and large eating dining area. Convenient main floor bedroom with full bath. upper floor Primary bedroom has walk-in closet, 5 pieces ensuite bath & a private balcony w/ fabulous tree top view. Other features include granite counter tops, central air, 9 ft ceilings, extra storage cage and more, Very classy & stylish building w/ car wash, fitness/social room, bike & visitor parking. Perfect university location w/ easy access to city centre, river valley parks/trails.

Built in 2011

Essential Information

MLS® # E4437472

Price \$499,900

Bedrooms 2



| | |
|----------------|-----------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,128 |
| Acres | 0.00 |
| Year Built | 2011 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Multi Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 37 11518 76 Avenue |
| Area | Edmonton |
| Subdivision | Belgravia |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6G 0K7 |

Amenities

| | |
|----------------|-----------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Exercise Room, Intercom, Parking-Visitor, Social Rooms, Storage Cage |
| Parking Spaces | 2 |
| Parking | Heated, Underground |

Interior

| | |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Fan-Ceiling, Garburator, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings, TV Wall Mount |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| # of Stories | 4 |
| Stories | 2 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior | Wood, Stone, Stucco, Vinyl |
| Exterior Features | Back Lane, Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Stucco, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 20th, 2025 |
| Days on Market | 109 |
| Zoning | Zone 15 |
| Condo Fee | \$741 |

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Listing information last updated on September 5th, 2025 at 10:32pm MDT