

## **\$309,900 - 10646 153 Avenue, Edmonton**

MLS® #E4461728

**\$309,900**

3 Bedroom, 2.00 Bathroom, 1,083 sqft  
Condo / Townhouse on 0.00 Acres

Beaumaris, Edmonton, AB

Welcome to lakeside living in the 55+Horizon Beaumaris Community! This delightful 1083 sq ft bungalow features 3 bedrms & 2 bathrms , making it a perfect fit for those seeking comfort & simplicity. The spacious kitchen & dining area, feature oak cabinets & plenty of prep space. Relax in the living room or unwind in the primary & 2nd bedrooms with convenient 4 pc bathroom. Step out from the dining room onto a covered deck, offering views of the green space. The fully finished basement offers, 3rd bedrm, 3 pc bathrm, rec room, loads of storage and basement laundry with the flexibility to relocate it upstairs, & it features a handy laundry chute for added ease. Enjoy a low-maintenance lifestyle with no mowing or snow removal. Access the beautiful Beaumaris Lake and an amenities building, ideal for social events, movie nights, pool, & shuffleboard. The space is perfect for family & group gatherings with a fully equipped kitchen. Located in a walkable neighbourhood close to shopping, restaurants, and more!

Built in 1986

### **Essential Information**

|          |           |
|----------|-----------|
| MLS® #   | E4461728  |
| Price    | \$309,900 |
| Bedrooms | 3         |



|                |                   |
|----------------|-------------------|
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,083             |
| Acres          | 0.00              |
| Year Built     | 1986              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | Bungalow          |
| Status         | Active            |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 10646 153 Avenue |
| Area        | Edmonton         |
| Subdivision | Beaumaris        |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5X 5R8          |

### Amenities

|           |                                                |
|-----------|------------------------------------------------|
| Amenities | Club House, Deck, Parking-Visitor, See Remarks |
| Parking   | Single Garage Attached                         |

### Interior

|              |                                                                                                        |
|--------------|--------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                              |
| Stories      | 2                                                                                                      |
| Has Basement | Yes                                                                                                    |
| Basement     | Full, Finished                                                                                         |

### Exterior

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                           |
| Exterior Features | Golf Nearby, Landscaped, Public Transportation, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                             |
| Construction      | Wood, Brick, Vinyl                                                           |
| Foundation        | Concrete Perimeter                                                           |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 10th, 2025 |
| Days on Market | 6                  |
| Zoning         | Zone 27            |
| Condo Fee      | \$402              |

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Listing information last updated on October 16th, 2025 at 7:17pm MDT