

# \$144,000 - 302 11224 116 Street, Edmonton

MLS® #E4440846

**\$144,000**

1 Bedroom, 1.00 Bathroom, 586 sqft

Condo / Townhouse on 0.00 Acres

Prince Rupert, Edmonton, AB

Beautifully updated top-floor 1-bedroom walk-up condo overlooking a serene park—just minutes from NAIT, Royal Alex, and MacEwan University. Step into a smartly designed entry with a custom mudroom nook for coats and shoes. The modern bathroom features a stunning glass shower with a rainforest showerhead. The kitchen shines with sleek gloss white soft-close cabinetry, pan drawers, and integrated storage—plus paintable cupboards and newer stainless steel appliances. The kitchen flows into the dining area with bonus storage and a built-in nook, all tied together with vinyl plank flooring. Relax on your private balcony with peaceful park views. The spacious primary bedroom offers an east-facing window, a walk-in closet, and built-in organizers. Additional highlights include same-floor storage, an energized parking stall, bike storage, and access to a community garden. This low-maintenance home offers high-end finishes, low condo fees, and a quiet, green-filled setting—students, professionals, or investors.

Built in 1981

## Essential Information

MLS® # E4440846

Price \$144,000



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	586
Acres	0.00
Year Built	1981
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	302 11224 116 Street
Area	Edmonton
Subdivision	Prince Rupert
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5G 2W1

### Amenities

Amenities	Off Street Parking, On Street Parking, Closet Organizers, Detectors Smoke, Low Flow Faucets/Shower, Low Flw/Dual Flush Toilet, Parking-Plug-Ins, Parking-Visitor, Security Door, Vinyl Windows
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	ensuite bathroom
Appliances	Microwave Hood Fan, Refrigerator-Energy Star, Stove-Electric
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Hardie Board Siding
Exterior Features	Back Lane, Private Setting, Public Transportation, Schools, Shopping

	Nearby
Roof	Asphalt Shingles
Construction	Wood, Hardie Board Siding
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 6th, 2025
Days on Market	10
Zoning	Zone 08
Condo Fee	\$327

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