

\$309,000 - 105 11011 86 Avenue, Edmonton

MLS® #E4445916

\$309,000

2 Bedroom, 1.50 Bathroom, 1,051 sqft
Condo / Townhouse on 0.00 Acres

Garneau, Edmonton, AB

Just steps from the University and nestled in the heart of Garneau, this beautifully maintained 2 bedroom, 1.5 bath corner unit offers exceptional value and unbeatable location. With over 1,050 sq ft of well-designed space, this second-level home is filled with natural light, and features two private balconies, in-suite laundry, and a modern kitchen with stainless steel appliances. Bonus features include 2 in-suite storage rooms and secure underground parking. Whether you're a student, faculty member, or investor, youâ€™™ll appreciate being walking distance to the University, cafÃ©s, Whyte Ave, shopping, and transit. Donâ€™™t miss your chance to own in one of Edmontonâ€™™s most desirable and walkable neighbourhoods!

Built in 1978

Essential Information

MLS® #	E4445916
Price	\$309,000
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,051
Acres	0.00



Year Built	1978
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	105 11011 86 Avenue
Area	Edmonton
Subdivision	Garneau
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0X1

Amenities

Amenities	Storage-In-Suite
Parking Spaces	1
Parking	Underground

Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Baseboard, Hot Water, Natural Gas
# of Stories	5
Stories	5
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Concrete, Brick
Exterior Features	Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Concrete, Brick
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 4th, 2025
Days on Market	4
Zoning	Zone 15
Condo Fee	\$684

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 July 8th, 2025 at 12:17am MDT