

## \$239,500 - 122 7909 71 Street, Edmonton

MLS® #E4450887

### \$239,500

2 Bedroom, 2.00 Bathroom, 868 sqft

Condo / Townhouse on 0.00 Acres

King Edward Park, Edmonton, AB

Welcome to Urban Village on Whyte! This move-in-ready, main floor, 2-bedroom, 2 bathroom condo offers unbeatable access to the whole city including the Anthony Henday, Sherwood Park, downtown, and more. The spacious layout includes central A/C, in-suite laundry, ample storage, and a private south-facing patio. The primary suite is also complete with large walkthrough closets and a 4-piece bath. Enjoy resort-style amenities including an amazing indoor pool, hot tub, steam room, sauna, a huge fitness centre, incredible party room, and a quiet library-style lounge—better than most rec centres! One titled underground parking stall with storage cage is included. Quick possession available—don't miss out on this exceptional opportunity for comfortable and convenient living in one of Edmonton's most connected locations!

Built in 2008

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4450887  |
| Price          | \$239,500 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 868       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2008                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 122 7909 71 Street |
| Area        | Edmonton           |
| Subdivision | King Edward Park   |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6B 3P5            |

### Amenities

|                |                                                                                                                                                                                                                                                                                 |
|----------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Closet Organizers, Exercise Room, Hot Tub, Intercom, Parking-Visitor, Party Room, Patio, Pool-Indoor, Smart/Program. Thermostat, Recreation Room/Centre, Sauna; Swirlpool; Steam, Secured Parking, Security Door, Social Rooms, Storage-In-Suite, Storage Cage |
| Parking Spaces | 1                                                                                                                                                                                                                                                                               |
| Parking        | Underground                                                                                                                                                                                                                                                                     |
| Has Pool       | Yes                                                                                                                                                                                                                                                                             |

### Interior

|                   |                                                                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                        |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Fan Coil, Water                                                                                                                         |
| # of Stories      | 4                                                                                                                                       |
| Stories           | 1                                                                                                                                       |
| Has Basement      | Yes                                                                                                                                     |
| Basement          | None, No Basement                                                                                                                       |

### Exterior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                         |
| Exterior Features | Private Setting, Public Transportation, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                     |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stucco       |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 1st, 2025 |
| Days on Market | 20               |
| Zoning         | Zone 17          |
| Condo Fee      | \$530            |

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Listing information last updated on August 20th, 2025 at 9:47pm MDT