

## \$167,000 - 301 7220 144 Avenue, Edmonton

MLS® #E4451232

**\$167,000**

2 Bedroom, 1.00 Bathroom, 856 sqft

Condo / Townhouse on 0.00 Acres

Kilkenny, Edmonton, AB

This completely renovated, top floor, 2 bedroom condo is one of a kind. The living room, kitchen, and dining spaces are open-concept and large, southeast facing windows with natural light. The kitchen has big cabinets with top quality appliances, brand NEW stove, plenty of counter space, and multiple drawers for storage. The corner pantry gives additional storage space and the built-in office area is an inviting place to plan the activities of the week. Down the hall is a storage room with a barn door and two large bedrooms with custom lighting. Beautiful bathroom with tile work, and black accents. Well run condominium with professional management. Within walking distance of Londonderry Mall, Londonderry Fitness and Leisure Centre, schools, public transit, parks, and all amenities.

Built in 1972

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4451232  |
| Price          | \$167,000 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 856       |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1972                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 301 7220 144 Avenue |
| Area        | Edmonton            |
| Subdivision | Kilkenny            |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5C 3E4             |

### Amenities

|                |                                                  |
|----------------|--------------------------------------------------|
| Amenities      | No Animal Home, No Smoking Home, Parking-Visitor |
| Parking Spaces | 1                                                |
| Parking        | Stall                                            |

### Interior

|              |                                                   |
|--------------|---------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Refrigerator, Stove-Electric |
| Heating      | Hot Water, Natural Gas                            |
| # of Stories | 3                                                 |
| Stories      | 1                                                 |
| Has Basement | Yes                                               |
| Basement     | None, No Basement                                 |

### Exterior

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                              |
| Exterior Features | Public Transportation, Schools, Shopping Nearby |
| Roof              | Tar & Gravel                                    |
| Construction      | Wood, Brick, Vinyl                              |
| Foundation        | Concrete Perimeter                              |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 5th, 2025 |
| Days on Market | 81               |
| Zoning         | Zone 02          |

Condo Fee                \$463

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