

## \$189,900 - 13340 113a Street, Edmonton

MLS® #E4424838

**\$189,900**

3 Bedroom, 1.50 Bathroom, 1,027 sqft

Condo / Townhouse on 0.00 Acres

Kensington, Edmonton, AB

Charming 2 bedroom 2 bathroom townhome in Kensington is centrally located right across from the park, schools & shopping. The living room has nice big windows and the kitchen is a good size with plenty of cabinetry and counterspace. With assigned parking and low condo fees which includes HEAT. This is the perfect starter home for a small family or first time buyers

Built in 1962

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4424838          |
| Price          | \$189,900         |
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,027             |
| Acres          | 0.00              |
| Year Built     | 1962              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

Address 13340 113a Street



|             |            |
|-------------|------------|
| Area        | Edmonton   |
| Subdivision | Kensington |
| City        | Edmonton   |
| County      | ALBERTA    |
| Province    | AB         |
| Postal Code | T5E 5C1    |

### Amenities

|           |               |
|-----------|---------------|
| Amenities | Parking-Extra |
| Parking   | Stall         |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                   |
| Stories      | 2   |
| Has Basement | Yes   |
| Basement     | Full, Finished                              |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Golf Nearby, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | March 9th, 2025 |
| Days on Market | 44              |
| Zoning         | Zone 01         |
| Condo Fee      | \$325           |

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