# \$144,999 - 201 11046 130 Street, Edmonton

MLS® #E4456202

#### \$144.999

2 Bedroom, 1.00 Bathroom, 823 sqft Condo / Townhouse on 0.00 Acres

Westmount, Edmonton, AB

Welcome to Unit 201 in the heart of Westmountâ€"one of Edmonton's most sought-after neighbourhoods just steps to 124 Street's vibrant cafes, shops, and dining. This spacious 2-bedroom, 1-bath condo features kitchen with stainless steel appliances, and a welcoming living room filled with natural light. Spacious sized primary suite, while the second bedroom is perfect for guests, a home office, or study. In-suite laundry, and ample storage add everyday convenience. Enjoy your morning coffee on the private balcony. Move-in ready, this home offers the perfect balance of comfort â€"close to parks, schools, downtown. Ideal for first-time buyers, professionals, or investors seeking a home in a walkable community.



#### **Essential Information**

MLS® # E4456202 Price \$144,999

Bedrooms 2

Bathrooms 1.00

Full Baths 1

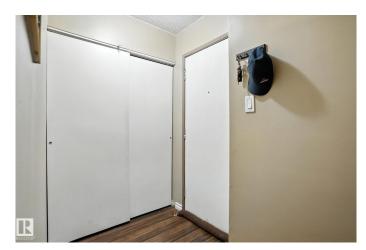
Square Footage 823

Acres 0.00

Year Built 1979







Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

## **Community Information**

Address 201 11046 130 Street

Area Edmonton
Subdivision Westmount
City Edmonton
County ALBERTA

Province AB

Postal Code T5M 0Z7

#### **Amenities**

Amenities Storage-In-Suite

Parking Stall

#### Interior

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer

Heating Hot Water, Natural Gas

# of Stories 3
Stories 3

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby,

See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### **School Information**

Elementary Westglen Elementary School

Middle Westmount Junior High

High Ross Sheppard High School

### **Additional Information**

Date Listed September 3rd, 2025

Days on Market 59

Zoning Zone 07

Condo Fee \$536

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 November 1st, 2025 at 4:02pm MDT