

# \$185,000 - 307 6315 135 Avenue, Edmonton

MLS® #E4441625

## \$185,000

2 Bedroom, 2.00 Bathroom, 964 sqft  
Condo / Townhouse on 0.00 Acres

Belvedere, Edmonton, AB

Welcome to Holland Gardens, a concrete and steel frame building. This spacious two-bedroom, two-bathroom apartment overlooks a courtyard and features a 9-foot ceiling, in-suite laundry, and a large balcony with a natural gas BBQ hookup. The building is pet-friendly and offers a fitness room, underground heated parking, and additional storage. Conveniently located, close to the ETS [Bus Stop], LRT, schools, and Londonderry Mall” all within walking distance. The monthly condo fee of \$645.62 covers all utilities, including water, heat, and power. Taxes for 2025 are \$1637.46

Built in 2006

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4441625               |
| Price          | \$185,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 964                    |
| Acres          | 0.00                   |
| Year Built     | 2006                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 307 6315 135 Avenue |
| Area        | Edmonton            |
| Subdivision | Belvedere           |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5A 5J7             |

### Amenities

|                |                                                                                                                                 |
|----------------|---------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Ceiling 9 ft., Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Security Door, Vinyl Windows, Natural Gas BBQ Hookup |
| Parking Spaces | 1                                                                                                                               |
| Parking        | Underground                                                                                                                     |

### Interior

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                 |
| Appliances        | Dishwasher-Built-In, Garage Opener, Intercom, Oven-Microwave, Refrigerator, Stacked Washer/Dryer |
| Heating           | Baseboard, Natural Gas                                                                           |
| # of Stories      | 4                                                                                                |
| Stories           | 1                                                                                                |
| Has Basement      | Yes                                                                                              |
| Basement          | None, No Basement                                                                                |

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Steel, Brick, Stucco                                               |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                   |
| Construction      | Steel, Brick, Stucco                                               |
| Foundation        | Concrete Perimeter                                                 |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 10th, 2025 |
| Days on Market | 56              |
| Zoning         | Zone 02         |
| Condo Fee      | \$646           |

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Listing information last updated on August 5th, 2025 at 7:48am MDT