

## \$135,999 - 107 7204 81 Avenue, Edmonton

MLS® #E4462390

**\$135,999**

2 Bedroom, 1.00 Bathroom, 862 sqft

Condo / Townhouse on 0.00 Acres

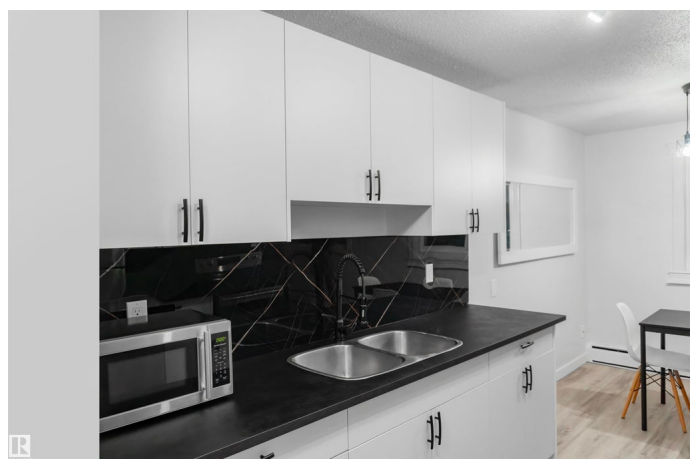
King Edward Park, Edmonton, AB

FULLY FURNISHED AND RENOVATED  
CASH FLOW POSITIVE PROPERTY !!!! Why  
rent when you can OWN FOR LESS. This  
newly renovated 2 BEDROOM apartment is 5  
minutes drive to Whyte Ave, Concordia  
University, King's University, 10-15 minutes  
drive to U of Alberta and Downtown  
Edmonton. Recent Upgrades includes: New  
Flooring throughout the house, new kitchen,  
New Paint, New baseboards, new electrical  
fixtures and outlets, new vanity in Toilet and  
new Toilet seat. To top that seller is also  
offering following in the sale: Dining Table and  
4 chairs, bed and mattress (2), couch (2), TV,  
TV stand, Coffee table, Lamps (4), microwave,  
large work table, shower curtain and a  
painting. With 2 large bedrooms you won't run  
out of space in this almost 900 square feet  
apartment. Potential rent for the area is \$1650  
+ electricity. Don't miss this one out.

Built in 1970

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4462390  |
| Price          | \$135,999 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 862       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1970                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 107 7204 81 Avenue |
| Area        | Edmonton           |
| Subdivision | King Edward Park   |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6B 0E2            |

### Amenities

|           |             |
|-----------|-------------|
| Amenities | See Remarks |
| Parking   | Stall       |

### Interior

|              |                              |
|--------------|------------------------------|
| Appliances   | Refrigerator, Stove-Electric |
| Heating      | Baseboard, Natural Gas       |
| # of Stories | 3                            |
| Stories      | 3                            |
| Has Basement | Yes                          |
| Basement     | None, No Basement            |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Brick        |
| Exterior Features | See Remarks        |
| Roof              | Tar & Gravel       |
| Construction      | Wood, Brick        |
| Foundation        | Concrete Perimeter |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 16th, 2025 |
| Days on Market | 1                  |
| Zoning         | Zone 17            |

Condo Fee                    \$485

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Listing information last updated on October 17th, 2025 at 5:02pm MDT