

Courtesy Of Sarah Keats Of RE/MAX River City

\$199,900 - 402 3835 107 Street, Edmonton

MLS® #E4423597

\$199,900

3 Bedroom, 1.50 Bathroom, 1,033 sqft
Condo / Townhouse on 0.00 Acres

Duggan, Edmonton, AB

3 bed TOP FLR (private/quiet) w/in suite laundry: LG front-load washer/dryer. 2 PARKING STALLS (outdoor energized #'s 13 & 14). Condo fees \$802.30/month ARE ALL INCLUSIVE: heat, electricity, water, snow removal, landscaping & exclusive use of OUTDOOR POOL. 10 blocks to Southgate Mall/LRT/Century Park. Ideal income property: rent 2 beds to cover your costs & live in the 3rd for free. Don't need both parking stalls? Rent one out for extra income! June 2017: Renos throughout all COMMON AREAS of the building include: new carpeting, baseboards, paint, light fixtures, fire doors, lobby. Newer power line to complex. UNIT reno'd in 2012: new windows, new balcony door, full kitchen (all cabinetry, counter-tops, light fixtures, flooring, updated appliances), new bathrooms (cabinetry, counter-tops, light fixtures, flooring). Entire roof and entire balcony replaced in 2022. Large West-facing deck. Primary has 2 closets & ensuite bath. Large storage room in unit. Cats allowed, but no dogs. Taxes 2024 \$1,388.71

Built in 1978

Essential Information

| | |
|--------|-----------|
| MLS® # | E4423597 |
| Price | \$199,900 |



| | |
|----------------|------------------------|
| Bedrooms | 3 |
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,033 |
| Acres | 0.00 |
| Year Built | 1978 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 402 3835 107 Street |
| Area | Edmonton |
| Subdivision | Duggan |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6N 2N7 |

Amenities

| | |
|----------------|--|
| Amenities | Closet Organizers, Parking-Visitor, Pool-Outdoor |
| Parking Spaces | 2 |
| Parking | 2 Outdoor Stalls |
| Has Pool | Yes |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Oven-Built-In, Refrigerator, Washer |
| Heating | Hot Water, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|----------|--------------------|
| Exterior | Wood, Brick, Vinyl |
|----------|--------------------|

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

Additional Information

| | |
|----------------|-----------------|
| Date Listed | March 2nd, 2025 |
| Days on Market | 40 |
| Zoning | Zone 16 |
| Condo Fee | \$802 |

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Listing information last updated on April 11th, 2025 at 6:17pm MDT