

\$196,000 - 166 Abbottsfield Road, Edmonton

MLS® #E4429362

\$196,000

3 Bedroom, 1.50 Bathroom, 1,105 sqft

Condo / Townhouse on 0.00 Acres

Abbottsfield, Edmonton, AB

Welcome to this bright and spacious 1105 sq ft, 3-bedroom, 1.5-bathroom townhouse offering comfortable living in a quiet and convenient neighbourhood. Perfect for families, first-time buyers, or investors, this home delivers both functionality and style. The main floor features a generous living room with entry doors that open to a private backyard patio—ideal for relaxing or entertaining. A separate dining area provides a great space for meals and gatherings, while the well-laid-out kitchen offers plenty of storage and prep space. Upstairs, you'll find three well-sized bedrooms and a full bathroom, offering ample space for the whole family. The fully finished basement adds even more living space, featuring a large family room perfect for a home theatre or game room, den and laundry/utility room. Additional features include oversized parking spot, visitor parking, private park/games area for residents and a fantastic location close to schools, parks, public transit, shopping, and amenities.

Built in 1974

Essential Information

MLS® # E4429362

Price \$196,000

Bedrooms 3



| | |
|----------------|-------------------|
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,105 |
| Acres | 0.00 |
| Year Built | 1974 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 166 Abbottsfield Road |
| Area | Edmonton |
| Subdivision | Abbottsfield |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5W 4S9 |

Amenities

| | |
|----------------|------------------------------|
| Amenities | Parking-Visitor, See Remarks |
| Parking Spaces | 2 |
| Parking | Over Sized, Stall |

Interior

| | |
|--------------|---|
| Appliances | Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Fenced, Partially Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|-------------------|
| Elementary | Abbott Elementary |
| Middle | R.J Scott School |
| High | Overlanders |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 5th, 2025 |
| Days on Market | 146 |
| Zoning | Zone 23 |
| Condo Fee | \$275 |

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