

## \$200,000 - 407 13908 136 Street, Edmonton

MLS® #E4432481

**\$200,000**

2 Bedroom, 2.00 Bathroom, 798 sqft

Condo / Townhouse on 0.00 Acres

Hudson, Edmonton, AB

Top-floor gem in Hudson Village! This bright 2-bed, 2-bath corner condo (2005) soaks up west sun and overlooks peaceful green space—sunset views guaranteed. Open-concept living/dining, great kitchen with breakfast bar, split-bedroom plan for privacy, king-sized primary with walk-through closet + 4-pc ensuite, second full bath, in-suite laundry, and a large secure storage room on the same floor. Fire up the grill or sip coffee on your sizable covered balcony. Clean, well-managed low-rise offers elevator, ample visitor parking, and is pet-friendly (board approval). Prime north-Edmonton location: 2 minutes to Anthony Henday, 10 min to St Albert, quick commute downtown. Walk to KC Twin Arenas, big-box shopping, groceries, cinemas, restaurants, and transit. Perfect for first-time buyers, downsizers, or investors seeking turnkey convenience, unbeatable connectivity, and that coveted top-floor tranquility.

Built in 2005

### Essential Information

MLS® #	E4432481
Price	\$200,000
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	798
Acres	0.00
Year Built	2005
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	407 13908 136 Street
Area	Edmonton
Subdivision	Hudson
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 1Y4

### **Amenities**

Amenities	Detectors Smoke, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Television Connection
Parking Spaces	2
Parking	Heated, Parkade

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Curtains and Blinds
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Tar & Gravel

Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 24th, 2025
Days on Market	87
Zoning	Zone 27
Condo Fee	\$570

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