

## \$239,700 - 341 7825 71 Street, Edmonton

MLS® #E4437399

**\$239,700**

2 Bedroom, 2.00 Bathroom, 840 sqft

Condo / Townhouse on 0.00 Acres

King Edward Park, Edmonton, AB

Fun, fresh and vibrant! This SUNNY 2 bedroom/2 bath condo comes with one underground parking stall. Located close to public transportation, arterial roads, U of A, Downtown and Whyte Ave, this unit is perfect for everyone. This beautiful condo offers 840 sq ft of living space spread out across an open concept design with 9 ft ceilings! Upgraded features include: plush carpeting, tile flooring, tile backsplash, stainless steel appliances and A/C. Raised eating bar and shaker cabinets complete the kitchen! Master bedroom promises R & R at the end of a long day with a walk-in closet and 3 piece ensuite! A second bedroom and den/office provide additional room for guests. Large storage area, Upgraded large cover deck with gas hookup & in-suite laundry completes this stunning unit! The building offers countless benefits to health and recreation with its gym, indoor pool, hot tub, steam room, billiards, poker tables, TVs and more! Guest suite also available for visiting friends/family!

Built in 2010

### Essential Information

MLS® # E4437399

Price \$239,700

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 840                    |
| Acres          | 0.00                   |
| Year Built     | 2010                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 341 7825 71 Street |
| Area        | Edmonton           |
| Subdivision | King Edward Park   |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6B 3R9            |

### Amenities

|           |                                                                                                                                                                                                                                                                                                         |
|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Club House, Dance Floor, Deck, Exercise Room, Guest Suite, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Patio, Pool-Indoor, Recreation Room/Centre, Sauna; Swirlpool; Steam, Social Rooms, Sprinkler System-Fire, Storage Cage, Natural Gas BBQ Hookup |
| Parking   | Underground                                                                                                                                                                                                                                                                                             |
| Has Pool  | Yes                                                                                                                                                                                                                                                                                                     |

### Interior

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

### Exterior

|          |              |
|----------|--------------|
| Exterior | Wood, Stucco |
|----------|--------------|

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Exterior Features | Flat Site, Landscaped, Public Transportation, Recreation Use, Shopping Nearby |
| Roof              | Asphalt Shingles                                                              |
| Construction      | Wood, Stucco                                                                  |
| Foundation        | Concrete Perimeter                                                            |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 20th, 2025 |
| Days on Market | 28             |
| Zoning         | Zone 17        |
| Condo Fee      | \$468          |

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Listing information last updated on June 17th, 2025 at 9:02am MDT