

## \$219,900 - 110 2420 108 Street, Edmonton

MLS® #E4444938

**\$219,900**

2 Bedroom, 2.00 Bathroom, 1,138 sqft

Condo / Townhouse on 0.00 Acres

Ermineskin, Edmonton, AB

\*\*\* Is it REALLY Downsizing...If you're moving into an 1,130 sqft+ Corner Unit? \*\*\* Welcome to Californian Casa, the definition of 18+ Convenient Condo living. Your corner unit boasts south x southwest exposure off your private balcony (BBQ and patio furniture included!) Featuring not one but two spacious bdrms, including a Primary Bedroom with walk-in closet and private 4pc ensuite. Additional conveniences include a second 3pc bath for guests + large laundry room w/ extra space for storage. Need MORE room for seasonal things? Your titled/heated/underground parking stall (#129) ALSO boasts a separate storage room! Expansive dining room & living room open to the large kitchen with central island large enough to host those family potlucks during the holidays. Building amenities also include social room, exercise room, car wash, and workshop for those handyman projects! Quick access to ETS / LRT, amenities along 23rd ave, walking distance to parks & groceries. If you want affordable convenience, this is it!

Built in 2002

### Essential Information

MLS® # E4444938

Price \$219,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,138
Acres	0.00
Year Built	2002
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	110 2420 108 Street
Area	Edmonton
Subdivision	Ermineskin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 7J3

### Amenities

Amenities	Car Wash, Exercise Room, Patio, Secured Parking, Security Door, Social Rooms
Parking	Heated, Parkade, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Golf Nearby, Low Maintenance Landscape, No Back Lane, Park/Reserve, Picnic Area, Playground Nearby, Private Setting, Public

	Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 28th, 2025
Days on Market	3
Zoning	Zone 16
Condo Fee	\$629

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 1st, 2025 at 10:02am MDT