

Courtesy Of Fred Clemens Of ComFree

## \$205,000 - 9309 172 Street, Edmonton

MLS® #E4454835

### \$205,000

2 Bedroom, 1.00 Bathroom, 1,050 sqft  
Condo / Townhouse on 0.00 Acres

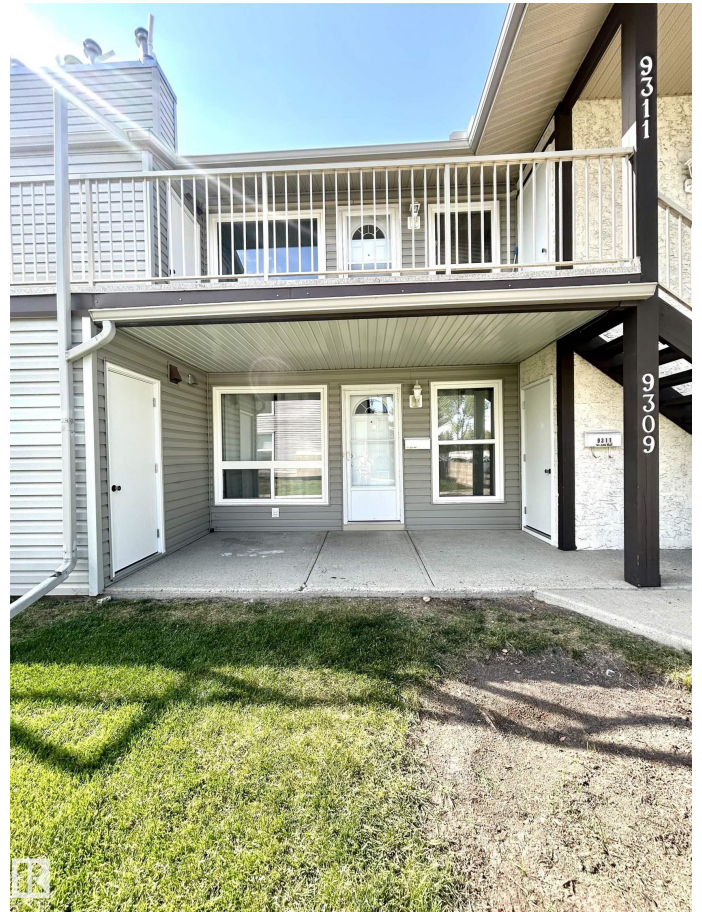
Summerlea, Edmonton, AB

This is a 1050 sq ft main floor suite. With bedrooms plus a den. Cozy up to the wood burning fireplace. The large Master bedroom offers a large walk in closet, the second bedroom has its own sizable walk in closet. The 4 piece bathroom has been revamped with a new tub surround and large vanity, providing ample storage. In suite laundry is a must so look no further. Storage room right outside the unit. Kitchen offers a large walk in pantry and has cabinet upgrades. Conveniently located in the heart of west Edmonton near shopping centers, parks, schools, and a short walk to West Edmonton mall. Easy access to the Anthony Henday and Whitemud Drive. New flooring and baseboards are in progress. The Willows is a well maintained complex with the Board of Directors acting very diligent with building maintenance and ongoing checks and balances.

Built in 1980

### Essential Information

MLS® #	E4454835
Price	\$205,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1



Square Footage 1,050  
 Acres 0.00  
 Year Built 1980  
 Type Condo / Townhouse  
 Sub-Type Lowrise Apartment  
 Style Single Level Apartment  
 Status Active

**Community Information**

Address 9309 172 Street  
 Area Edmonton  
 Subdivision Summerlea  
 City Edmonton  
 County ALBERTA  
 Province AB  
 Postal Code T5T 3C3

**Amenities**

Amenities Carbon Monoxide Detectors, Great Green Hot Water Natural Gas  
 Parking-Plug-Ins, Parking-Vis  
 Parking See Remarks

**Interior**

Appliances Dishwasher-Built-In, Dryer, Washer, Window Coverings  
 Heating Forced Air-1, Natural Gas  
 # of Stories 2  
 Stories 1  
 Has Basement Yes  
 Basement None, No Basement

**Exterior**

Exterior Wood, Stucco, Vinyl  
 Exterior Features Landscaped, No Through Road Transportation, Schools, Sho  
 Roof Asphalt Shingles  
 Construction Wood, Stucco, Vinyl  
 Foundation Concrete Perimeter

**Additional Information**



Date Listed	August 27th, 2025
Days on Market	21
Zoning	Zone 20
Condo Fee	\$370

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Listing information last updated on September 17th, 2025 at 12:47pm MDT