

# \$334,000 - 11166 83 Avenue, Edmonton

MLS® #E4439488

**\$334,000**

2 Bedroom, 1.50 Bathroom, 1,192 sqft  
Condo / Townhouse on 0.00 Acres

Garneau, Edmonton, AB

Charming 2-storey townhome in Garneau, just steps from the U of A, Stollery Hospital, LRT, shopping, restaurants, and vibrant Whyte Ave! This 2-bed + den home features hardwood floors, vaulted ceilings, and large windows that flood the space with natural lightâ€”perfect for plant lovers. Enjoy a cozy wood-burning fireplace in the living room and the comfort of in-floor heating in the kitchen and bathroom. Ideal for students, professionals, or anyone seeking a walkable lifestyle in one of Edmontonâ€™s most sought-after neighborhoods. Plus, your vehicle stays protected year-round with secure parking. heated underground parkade. When spring returns, unwind and dine on the quaint patio at the back. This is a wonderful opportunity in a prime location!

Built in 1981

## Essential Information

MLS® #	E4439488
Price	\$334,000
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,192
Acres	0.00



Year Built	1981
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	11166 83 Avenue
Area	Edmonton
Subdivision	Garneau
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0V1

### Amenities

Amenities	Detectors Smoke
Parking	Underground

### Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Hot Water, See Remarks
Stories	2
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Brick
Exterior Features	Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Brick
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 30th, 2025
Days on Market	87
Zoning	Zone 15
Condo Fee	\$803

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