

\$195,000 - 334 9620 174 Street, Edmonton

MLS® #E4455215

\$195,000

2 Bedroom, 1.00 Bathroom, 881 sqft

Condo / Townhouse on 0.00 Acres

Terra Losa, Edmonton, AB

Stunning Lakefront Views! It's rare to find a home in the heart of vibrant West Edmonton that offers this kind of natural beauty. This 3rd floor condo backs directly onto a serene lake, offering peace, privacy, and breathtaking sunsets from every room. Beautifully updated with brand-new luxury vinyl flooring and fresh paint throughout, this bright and airy suite features a smart, functional layout: two spacious bedrooms with custom closet organizers, a walk-through kitchen, in-suite laundry and storage, plus air conditioning for year-round comfort. Whether you're relaxing in the living room, unwinding in the bedroom, or stepping out onto your west-facing covered balcony, you'll enjoy beautiful lake views, all just minutes from West Edmonton Mall and countless shopping and dining options. The unit also comes with a covered parking stall and convenient elevator access. Available for immediate possession - perfect for both nature lovers and city lifestyle seekers.

Built in 1994

Essential Information

MLS® #	E4455215
Price	\$195,000
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	881
Acres	0.00
Year Built	1994
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	334 9620 174 Street
Area	Edmonton
Subdivision	Terra Losa
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 6B9

Amenities

Amenities	Air Conditioner, Closet Organizers, Detectors Smoke, No Animal Home, Parking-Visitor, Sauna; Swirlpool; Steam, Security Door, Sprinkler System-Fire, Storage-In-Suite, See Remarks
Parking	Stall, See Remarks
Is Waterfront	Yes

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Baseboard, Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stucco
Exterior Features	Backs Onto Lake, Landscaped, Park/Reserve, Public Transportation, Shopping Nearby, View Lake, Waterfront Property
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 29th, 2025
Zoning	Zone 20
Condo Fee	\$444

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Listing information last updated on August 29th, 2025 at 1:32pm MDT