

## \$214,900 - 325 9730 174 Street, Edmonton

MLS® #E4431781

**\$214,900**

2 Bedroom, 2.00 Bathroom, 960 sqft

Condo / Townhouse on 0.00 Acres

Terra Losa, Edmonton, AB

Corner Unit with a wrap around balcony! Light and bright, this 2 bedroom, 2 full bathroom property features an open design, large kitchen, good sized carpeted bedrooms, tile and laminate flooring, a gas fireplace, air conditioning and titled underground heated parking with secure storage. Amenities include an exercise room, rec room, tons of visitor parking, and a car wash! Conveniently located in West Edmonton, you are close to WEM, bus routes, walking trails and roads that get you everywhere, this 18+ building is a great place to call home, at a price that is cheaper than rent!

Built in 2000

### Essential Information

MLS® #	E4431781
Price	\$214,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	960
Acres	0.00
Year Built	2000
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment



Status	Active
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### Community Information

Address	325 9730 174 Street
Area	Edmonton
Subdivision	Terra Losa
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 6J4

### Amenities

Amenities	Air Conditioner, Car Wash, Closet Organizers, Exercise Room, Exterior Walls- 2"x6", Parking-Visitor, Recreation Room/Centre, Secured Parking, Security Door, Storage-In-Suite, Storage-Locker Room
Parking Spaces	1
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Baseboard, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Flat Site, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 16th, 2025
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Days on Market	12
Zoning	Zone 20
Condo Fee	\$644

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