

# \$199,800 - 117 1204 156 Street, Edmonton

MLS® #E4438478

**\$199,800**

2 Bedroom, 2.00 Bathroom, 839 sqft

Condo / Townhouse on 0.00 Acres

South Terwillegar, Edmonton, AB

Beautifully upgraded 2 bed, 2 bath condo in South Terwillegar's Ospin Terrace! This stylish ground-floor unit features custom built-in cabinets in both bedrooms, adding elegance and smart storage. Enjoy an open layout with a spacious kitchen, large living/dining area, and in-suite laundry with extra storage. The primary suite includes a walk-through closet and private ensuite. Bonus features: underground parking, private patio with direct access, fitness room, and visitor parking. Close to parks, trails, shops, and easy access to Henday. Quiet, well-managed building—move-in ready!

Built in 2007

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4438478               |
| Price          | \$199,800              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 839                    |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |



Status Active

### Community Information

Address 117 1204 156 Street  
Area Edmonton  
Subdivision South Terwillegar  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T6R 0R6

### Amenities

Amenities On Street Parking, Closet Organizers, Deck, Exercise Room, Parking-Visitor, Party Room, Secured Parking, Security Door, Wall Unit-Built-In  
Parking Spaces 1  
Parking Parkade

### Interior

Interior Features ensuite bathroom  
Appliances Dishwasher-Built-In, Dryer, Microwave 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 Landscaped, Schools, Shopping Nearby, See Remarks  
Roof Tar & Gravel  
Construction Wood, Stucco  
Foundation Concrete Perimeter

### Additional Information

Date Listed May 25th, 2025  
Days on Market 70  
Zoning Zone 14  
Condo Fee \$511

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 August 3rd, 2025 at 6:47pm MDT