

## \$139,900 - 106 12838 65 Street, Edmonton

MLS® #E4447068

**\$139,900**

2 Bedroom, 2.00 Bathroom, 825 sqft

Condo / Townhouse on 0.00 Acres

Belvedere, Edmonton, AB

A condo that's the COMPLETE package â€œ connected, comfortable, & competitively priced! This fabulous 2 bed, 2 bath corner unit is conveniently located on a tree lined street only 5 mins away from the LRT. Whether you're commuting downtown or driving across the city, you're always steps from where you need to be. With a titled underground heated parking spot, a fitness room, & in-suite laundry, you have all the luxuries you need without breaking the bank! This suite offers 824sqft of smartly designed open concept living space which is perfectly positioned to split the 2 bedrooms, offering enhanced privacy for you and your guests. Your main areas have vinyl plank flooring & there is extra storage space tucked away in the laundry room. The kitchen has a pantry, garburator, & a peninsula island so you can pull up a stool to quickly enjoy your morning coffee. The primary suite comes with its own 4pc ensuite and ample closet space. A private, gorgeous covered patio with glass railings is the icing on the cake!

Built in 2004

### Essential Information

MLS® # E4447068

Price \$139,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 825                    |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 106 12838 65 Street |
| Area        | Edmonton            |
| Subdivision | Belvedere           |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5A 5H3             |

### Amenities

|           |                                                                                                                                              |
|-----------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, Detectors Smoke, Exercise Room, No Animal Home, No Smoking Home, Patio, Secured Parking, Storage-In-Suite, Vinyl Windows |
| Parking   | Heated, Underground                                                                                                                          |

### Interior

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                           |
| Appliances        | Dishwasher-Built-In, Fan-Ceiling, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, 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 | Back Lane, Low Maintenance Landscape, Playground Nearby, Private |

Setting, Public Transportation, Schools, Shopping Nearby

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Stucco       |
| Foundation   | Concrete Perimeter |

**School Information**

|            |              |
|------------|--------------|
| Elementary | St. Francis  |
| Middle     | Highlands    |
| High       | M.E. LaZerte |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 10th, 2025 |
| Days on Market | 24              |
| Zoning         | Zone 02         |
| Condo Fee      | \$536           |

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Listing information last updated on August 3rd, 2025 at 6:17am MDT