

## **\$250,000 - 39 2024 57 Street, Edmonton**

MLS® #E4441006

**\$250,000**

4 Bedroom, 1.50 Bathroom, 1,121 sqft

Condo / Townhouse on 0.00 Acres

Meyokumin, Edmonton, AB

Welcome to this **UPGRADED, F/F 3+1Bdrms, 2-Baths, 2Storey TOWNHOUSE** w/well over 1650Sq.Ft of Living Space in the complex "Mariner Square" backing a **WALK-PATH** with 1-PARKING STALL out front right side of the unit! Upon entry..You are Greeted with **BRAND NEW VINYL PLANK FLOORING** throughout the main & upper floors. The Large Separate **LIVING ROOM** has a newer **PATIO DOOR** onto your private backyard. There is a separate Dining Room for 6+Guests..The Separate Kitchen has refurbished **CABINETS** & with 4-Newer Appliances & a Dinette area, along w/a 2pc Powder Room of the front entrance. The upper floor has 3-Good Sized **BEDROOMS** w/an upgraded 4pc Bathroom. The F/Finished **BASEMENT** has a Family Room area, a 4th **BEDROOM/DEN** (NO WINDOW?!) and a Separate Laundry/Utility Room w/a **BRAND NEW HWT**. Plus there is large Storage/Hobby Room & Storage under the stairs. The backyard has a Newer **FULLY VINYL FENCED IN YARD** w/a a **GATE**, Patio blocks, & a **MEDAL SHED**! Close to K-9 SCHOOLS, With walking distance to **MILLWOODS TOWN CENTRE & LRT**!

Built in 1979

### **Essential Information**

MLS® #

E4441006



Price	\$250,000
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,121
Acres	0.00
Year Built	1979
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	39 2024 57 Street
Area	Edmonton
Subdivision	Meyokumin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 2Z3

### Amenities

Amenities	Off Street Parking, Closet Organizers, Detectors Smoke, Hot Water Natural Gas, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Patio, Storage-In-Suite, Television Connection, Vinyl Windows, See Remarks
Parking Spaces	1
Parking	Front Drive Access, Stall, See Remarks

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Portable, Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Low Maintenance Landscape, Park/Reserve, Picnic Area, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	MEYOKUMIN!
Middle	St.CLEM/T.D.BAKER
High	HOLY T/J.P.PAGE

### **Additional Information**

Date Listed	June 6th, 2025
Days on Market	11
Zoning	Zone 29
Condo Fee	\$279

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