

## \$245,000 - 414 1204 156 Street, Edmonton

MLS® #E4439092

### \$245,000

2 Bedroom, 2.00 Bathroom, 930 sqft

Condo / Townhouse on 0.00 Acres

South Terwillegar, Edmonton, AB

Welcome to this extremely well-kept top-floor unit in Ospin Terrace, in the highly desirable neighborhood of Terwillegar. This bright and spacious 2-bedroom, 2-bathroom condo offers a functional open-concept layout, Spacious kitchen with stainless steel appliances and eat in bar. Large primary bedroom with walk through closet and ensuite, bedrooms equipped with new laminate flooring. Entire unit freshly painted. Two underground parking stalls (Tandem). Building has an exercise room and party room equipped with a kitchen. Located just minutes from the Anthony Henday. Step outside and find yourself within walking distance to grocery stores, local dining, coffee shops, parks, and schools. This unit is turn key and move-in ready in the perfect location.

Built in 2007

### Essential Information

MLS® #	E4439092
Price	\$245,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	930
Acres	0.00
Year Built	2007



Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	414 1204 156 Street
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0R6

### Amenities

Amenities	Exercise Room, No Smoking Home, Parking-Visitor, Party Room, Security Door, Natural Gas BBQ Hookup
Parking Spaces	2
Parking	Tandem, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Furniture Included, Garage Control, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings, See Remarks
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 29th, 2025
Days on Market	73
Zoning	Zone 14
Condo Fee	\$567

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Listing information last updated on August 9th, 2025 at 10:32pm MDT