

## \$205,000 - N/A, Edmonton

MLS® #E4449946

**\$205,000**

2 Bedroom, 1.50 Bathroom, 784 sqft

Condo / Townhouse on 0.00 Acres

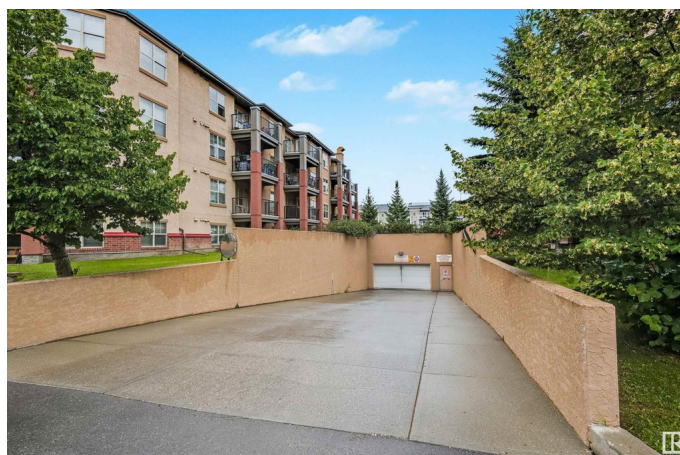
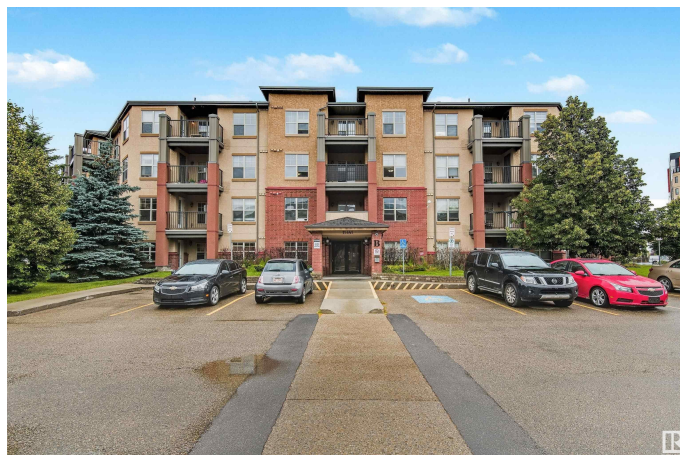
Rutherford (Edmonton), Edmonton, AB

Renovations complete. Buyer friendly pricing. New flooring, updated walls, new paint. Lovely spacious 2 bedroom, 2 bathroom suite facing west & north. The covered balcony with natural gas line is a convenient and useful outdoors space protected from the rain. Park in the warmth of the underground parkade where the stall is two spots from elevators. There is also a separate storage cage in room AA6 on parkade level. Rutherford Village puts you an easy walk to many retail & service offices and rapid transportation locations. Move in during the warm summer months. This home is clean, neat & ready. No age restriction and pets are allowed with board approval

Built in 2005

### Essential Information

MLS® #	E4449946
Price	\$205,000
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	784
Acres	0.00
Year Built	2005
Type	Condo / Townhouse



Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	N/A
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1S9

### Amenities

Amenities	Off Street Parking, Detectors Smoke, Intercom, Low Flow Faucets/Shower, Low Flw/Dual Flush Toilet, No Animal Home, Parking-Visitor, Vinyl Windows, Storage Cage, Natural Gas BBQ Hookup
Parking Spaces	1
Parking	Parkade

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Opener, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Baseboard, Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Flat Site, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

### School Information

Elementary	Johnny Bright/LeeOtterson
Middle	Johnny Bright/LeeOtterson
High	Anne Anderson/McCaffery

### **Additional Information**

Date Listed	July 26th, 2025
Days on Market	1
Zoning	Zone 55
Condo Fee	\$540

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Listing information last updated on July 27th, 2025 at 3:32pm MDT