

## \$242,900 - 16b Meadowlark Village, Edmonton

MLS® #E4430105

**\$242,900**

2 Bedroom, 1.50 Bathroom, 1,098 sqft

Condo / Townhouse on 0.00 Acres

West Meadowlark Park, Edmonton, AB

Beautifully renovated 2-story Townhouse in Meadowlark Village ! This upgraded 2-bedroom, 1.5-bath townhouse offers over 1100 sq feet comfortable living space. Enjoy the convenience of in-suite laundry, and ample storage, all wrapped up in a stylish, move in ready home. Located in a well-maintained complex with LOW CONDO fees, -the major updates are already taken care of - NEWER ROOFS, SIDINGS, WINDOWS, DOORS, -and a DURABLE NEW VINYL FENCE. Step outside to your private, specious yard- perfect for relaxing or entertaining. Townhouse is nestled in the heart of Meadowlark Village, just steps away from public transit, schools, parks, and shopping. West Edmonton Mall is only minutes away on foot. Ideal for first time buyers , young professionals, or a growing family. This is fantastic time to own in a prime West Edmonton Location.

Built in 1970

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4430105  |
| Price      | \$242,900 |
| Bedrooms   | 2         |
| Bathrooms  | 1.50      |
| Full Baths | 1         |
| Half Baths | 1         |



|                |                   |
|----------------|-------------------|
| Square Footage | 1,098             |
| Acres          | 0.00              |
| Year Built     | 1970              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 16b Meadowlark Village |
| Area        | Edmonton               |
| Subdivision | West Meadowlark Park   |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T5R 5X3                |

### Amenities

|           |   |
|-----------|---|
| Amenities | Carbon Monoxide Detectors, Deck, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Extra, Patio, Storage-In-Suite, Television Connection, Vinyl Windows |
| Parking   | Stall   |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Golf Nearby, Low Maintenance Landscape, No Through Road, Park/Reserve, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Slab   |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 10th, 2025 |
| Days on Market | 20               |
| Zoning         | Zone 22          |
| Condo Fee      | \$223            |

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Listing information last updated on April 30th, 2025 at 9:02am MDT