

## \$257,500 - 13 15215 126 Street, Edmonton

MLS® #E4446305

### \$257,500

3 Bedroom, 1.50 Bathroom, 1,172 sqft

Condo / Townhouse on 0.00 Acres

Baranow, Edmonton, AB

Looking for an affordable home with a garage & yard? Are low condo fees your #1 priority? Well then step into comfort & character with this spacious 2-storey townhouse offering 3 bedrooms & a bright, open-concept living space. From top to bottom it has been meticulously maintained by the original owner. Brimming with "grandma chic" charm, it features a cozy gas fireplace & a country-style kitchen with warm oak cabinets & an eat-up island, a great place for sitting & socializing with your guests. The dining room opens to a sunny deck & a rare (for condo living), oversized private yard. Upstairs, you'll find a great sized primary suite with dual closets plus two additional bedrooms & a 4pc bath. The basement is partially finished offering tons of storage space & heated floor rough-ins, ready for your personal touch. Enjoy the convenience of an attached single car garage & being just a short stroll to groceries, caf  s, and great local dining. Truly a great opportunity to make this home your very own to love!

Built in 1997

### Essential Information

MLS® # E4446305

Price \$257,500



|                |                   |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,172             |
| Acres          | 0.00              |
| Year Built     | 1997              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 13 15215 126 Street |
| Area        | Edmonton            |
| Subdivision | Baranow             |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5X 5Z3             |

### Amenities

|           |   |
|-----------|---|
| Amenities | Deck, Front Porch, Parking-Visitor, Vinyl Windows |
| Parking   | Single Garage Attached                            |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas   |
| Fireplace    | Yes   |
| Fireplaces   | Corner, Mantel, Tile Surround   |
| Stories      | 2   |
| Has Basement | Yes   |
| Basement     | Full, Partially Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Flat Site, Landscaped, Playground Nearby, Public |

|              |  |
|--------------|--|
|              | Transportation, Schools, Shopping Nearby |
| Roof         | Asphalt Shingles                         |
| Construction | Wood, Vinyl                              |
| Foundation   | Concrete Perimeter                       |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 7th, 2025 |
| Days on Market | 1              |
| Zoning         | Zone 27        |
| Condo Fee      | \$188          |

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Listing information last updated on July 8th, 2025 at 11:03am MDT