

## \$274,900 - 114 6220 Fulton Road, Edmonton

MLS® #E4454763

**\$274,900**

2 Bedroom, 2.00 Bathroom, 1,123 sqft

Condo / Townhouse on 0.00 Acres

Fulton Place, Edmonton, AB

Spacious Ground Floor Living with your own patio area overlooking the Fully Fenced Courtyard. Amenities include 2 Elevators, Heated Parking, Storage Cage, Car Wash, Workshop, Exercise Room, Library & Meeting Room with Kitchen for those Special Family Gatherings. This 2 bedroom/2 Bath unit boasts a large Primary Suite with a 3 piece en-suite & walk-in closet. The guest Bath has a 5 ft Walk-in Shower, is adjacent to the 2nd Bedroom which is located on the opposite side of the unit from the Primary. Your new home is conveniently located 2 doors away from the Elevators. Fulton Court is 40+ Active Adult Living and is a Smoke Free/Pet Free complex. Fulton Court is located close to the River Valley, Parks, Shopping and is an easy commute to everywhere. \*\*\*Condo fees include Shaw Cable and Infinity High Speed Internet.

Built in 1992

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4454763  |
| Price          | \$274,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,123     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1992                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 114 6220 Fulton Road |
| Area        | Edmonton             |
| Subdivision | Fulton Place         |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6A 3T4              |

### Amenities

|                |                                                                                                                                                                                                                                                         |
|----------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Car Wash, Exercise Room, Gazebo, Intercom, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor, Patio, Recreation Room/Centre, Secured Parking, Security Door, Social Rooms, Sprinkler System-Fire, Workshop, Storage Cage |
| Parking Spaces | 1                                                                                                                                                                                                                                                       |
| Parking        | Heated, Parkade, Underground                                                                                                                                                                                                                            |

### Interior

|                   |                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                             |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                    |
| # of Stories      | 3                                                                                                            |
| Stories           | 1                                                                                                            |
| Has Basement      | Yes                                                                                                          |
| Basement          | None, No Basement                                                                                            |

### Exterior

|                   |                                                                                                                                      |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                   |
| Exterior Features | Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                     |
| Construction      | Wood, Brick, Vinyl                                                                                                                   |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      August 26th, 2025  
Days on Market                71  
Zoning                              Zone 19  
Condo Fee                        \$706

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