

## \$169,980 - 9820 165 Street, Edmonton

MLS® #E4437458

**\$169,980**

1 Bedroom, 1.00 Bathroom, 772 sqft

Condo / Townhouse on 0.00 Acres

Glenwood (Edmonton), Edmonton, AB

Welcome to this STUNNING 55+ upscale oasis!, thoughtfully designed for comfortable and convenient living in a vibrant community. This 1-bedroom, 1-bathroom suite has hardwood and carpet throughout! This condo offers A/C, a warm welcome with its quality kitchen, featuring solid wood cabinetry, ample cupboard space, & a spacious pantry. The open-concept layout flows seamlessly into the dining area and BRIGHT living room, where a large window floods the space with natural light. Down the hallway, you'll find a generously sized bedroom, the bathroom with a 4 PC tub, and the convenience of in-suite laundry. Step outside to your PRIVATE BALCONY, the perfect spot to relax and enjoy the fresh air. This building provides incredible amenities, including HEATED, UNDERGROUND PARKING with a STORAGE area, GYM, conference area, Pool & an INDOOR CAR WASH as well as a guest suite available for rent. Set in a fantastic community, this condo is just steps away from shopping, dining, the police station & all the essentials!

Built in 2008

### Essential Information

MLS® # E4437458

Price \$169,980



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	772
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	9820 165 Street
Area	Edmonton
Subdivision	Glenwood (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5P 0N3

### **Amenities**

Amenities	Air Conditioner, Ceiling 9 ft., Exterior Walls- 2"x6", Hot Water Natural Gas, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor
Parking	Heated, Underground

### **Interior**

Appliances	Dishwasher-Built-In, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Commercial, Landscaped, Low Maintenance Landscape, Public Transportation, Schools, Shopping Nearby, View Downtown

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	May 20th, 2025
Days on Market	26
Zoning	Zone 22
Condo Fee	\$570

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 14th, 2025 at 10:02pm MDT