

**\$159,900 - 413 13830 150 Avenue, Edmonton**

MLS® #E4459771

**\$159,900**

1 Bedroom, 1.00 Bathroom, 782 sqft  
Condo / Townhouse on 0.00 Acres

Cumberland, Edmonton, AB

Top floor living with a courtyard view! This fantastic 1 bedroom plus den unit offers a bright and inviting layout with an open living space. The den provides great flexibility for a home office or guest area. Unique to this unit, youâ€™ll love the convenience of cage storage located right on the same floor. A rare bonus is the underground parking stall situated directly across from the door for easy access. The building includes a fitness centre and social room for your enjoyment. Ideally located close to transit, shopping, and all amenities, this home blends comfort with convenience ,perfect for first-time buyers, downsizers, or investors!

Built in 2004

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | E4459771          |
| Price          | \$159,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 782               |
| Acres          | 0.00              |
| Year Built     | 2004              |
| Type           | Condo / Townhouse |
| Sub-Type       | Lowrise Apartment |



|        |                        |
|--------|------------------------|
| Style  | Single Level Apartment |
| Status | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 413 13830 150 Avenue |
| Area        | Edmonton             |
| Subdivision | Cumberland           |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6V 1X2              |

### Amenities

|                |                                           |
|----------------|-------------------------------------------|
| Amenities      | Security Door, Social Rooms, Storage Cage |
| Parking Spaces | 1                                         |
| Parking        | Parkade, Underground                      |

### Interior

|              |                                                                  |
|--------------|------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Baseboard, Natural Gas                                           |
| # of Stories | 4                                                                |
| Stories      | 4                                                                |
| Has Basement | Yes                                                              |
| Basement     | None, No Basement                                                |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior          | Wood, Vinyl                      |
| Exterior Features | Backs Onto Park/Trees, Flat Site |
| Roof              | Asphalt Shingles                 |
| Construction      | Wood, Vinyl                      |
| Foundation        | Concrete Perimeter               |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 26th, 2025 |
| Days on Market | 33                   |
| Zoning         | Zone 27              |
| Condo Fee      | \$506                |

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Listing information last updated on October 29th, 2025 at 1:17am MDT