

\$115,000 - 8 11255 31 Avenue, Edmonton

MLS® #E4445091

\$115,000

2 Bedroom, 1.00 Bathroom, 771 sqft

Condo / Townhouse on 0.00 Acres

Sweet Grass, Edmonton, AB

Affordable Luxury in Sweet Grass! Beautiful ground-floor condo with resort-style amenities! This spacious 2-bedroom, 1-bath unit offers over 770 sq ft of well-designed living space, featuring a bright living room, dedicated dining area, and a functional kitchen perfect for home cooking. The primary bedroom is generously sized with plenty of closet space, complemented by a second bedroom ideal for guests or a home office. Enjoy the convenience of in-suite laundry. Condo fees includes ALL UTILITIES! Step outside your door to exceptional amenities including an indoor pool and fitness centre, and a tennis court outside, perfect for year-round wellness. All FURNITURE is INCLUDED, making this a truly turnkey opportunity—just move in or start renting immediately. Close to LRT station, South Common, schools, transportation corridors and parks. Don't miss this chance for comfortable living with incredible value!

Built in 1977

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4445091 |
| Price | \$115,000 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |



| | |
|----------------|------------------------|
| Full Baths | 1 |
| Square Footage | 771 |
| Acres | 0.00 |
| Year Built | 1977 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 8 11255 31 Avenue |
| Area | Edmonton |
| Subdivision | Sweet Grass |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6J 3V6 |

Amenities

| | |
|-----------|-------------|
| Amenities | See Remarks |
| Parking | Stall |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Euro Washer/Dryer Combo, Furniture Included, Hood Fan, Refrigerator, Stove-Electric, Window Coverings |
| Heating | Hot Water, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--------------------|
| Exterior | Wood, Brick, Vinyl |
| Exterior Features | See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 30th, 2025 |
| Days on Market | 2 |
| Zoning | Zone 16 |
| Condo Fee | \$679 |

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Listing information last updated on July 1st, 2025 at 11:17pm MDT