

# \$109,900 - 9725 82 Avenue, Edmonton

MLS® #E4440204

**\$109,900**

1 Bedroom, 1.00 Bathroom, 583 sqft  
Condo / Townhouse on 0.00 Acres

Ritchie, Edmonton, AB

Ideal for students, parents, or investors. This 1-bedroom condo is just minutes from the U of A and steps from Whyte Ave. The unit features hardwood flooring throughout the main areas, cozy carpet in the bedroom, and tile in the upgraded 4-piece bathroom. The kitchen is equipped with a black stove and dishwasher, stainless steel fridge, and a microwave hood fan. Perfect for easy everyday living. Enjoy the convenience of in-suite laundry and the bonus of condo fees that include heat and water. The living area is bright and welcoming, offering a great space to study or relax. Located in Old Strathcona, youâ€™re surrounded by parks, cafÃ©s, shops, and transit. Whether you're buying for a student or seeking a solid rental in one of Edmontonâ€™s most vibrant neighbourhoods, this unit delivers comfort, location, and value.

Built in 1969

## Essential Information

MLS® #	E4440204
Price	\$109,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	583
Acres	0.00



Year Built	1969
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	9725 82 Avenue
Area	Edmonton
Subdivision	Ritchie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 1Y6

### Amenities

Amenities	Off Street Parking, Closet Organizers, Detectors Smoke, Intercom, No Animal Home, No Smoking Home
Parking	Rear Drive Access, Stall

### Interior

Appliances	Dishwasher-Built-In, Euro Washer/Dryer Combo, Microwave Hood Fan, Refrigerator, Stove-Electric
Heating	Baseboard, Natural Gas
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Flat Site, Landscaped, Paved Lane, View City, See Remarks
Roof	EPDM Membrane
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 4th, 2025
Days on Market	12

Zoning	Zone 17
Condo Fee	\$538

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