# \$224,000 - 1535 Knottwood Road, Edmonton

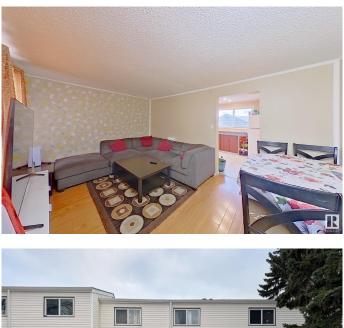
MLS® #E4423801

#### \$224,000

3 Bedroom, 2.00 Bathroom, 976 sqft Condo / Townhouse on 0.00 Acres

Ekota, Edmonton, AB

3 Bedrooms and 2 full washrooms PLUS basement with very LOW CONDO FEE of only 250\$. Developed on ALL three levels, main floor has UPGRADED Kitchen, spacious living room and added convenience of back & front entrance. Upstairs you have a renovated bathroom, large main bedroom and two other bedrooms. In the basement there's another living/rec room, full washroom and laundry. This unit comes with TWO PARKING STALLS. A minute walk to Ekota playground/school. 5-minute drive to Costco and Millwood town Centre. Recent upgrades to Ekota Village condominium include NEW shingles, doors and windows. This unit in particular has many upgrades: IN KITCHEN - COUNTER TOPS, SINK, FLOORING, FAUCETS, STOVE (all in 2024). NEW TOILET SEATS, WASHROOM SINK (2022). Washer, dryer and EXTRA fridge (2021). NEW DECK and NEW SHED (2024). Priced for a quick sale, don't miss this opportunity. Seller is flexible with possession date.







Built in 1975

### **Essential Information**

| MLS® #   | E4423801  |
|----------|-----------|
| Price    | \$224,000 |
| Bedrooms | 3         |

| Bathrooms      | 2.00              |
|----------------|-------------------|
| Full Baths     | 2                 |
| Square Footage | 976               |
| Acres          | 0.00              |
| Year Built     | 1975              |
| Туре           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |
|                |                   |

## **Community Information**

| Address     | 1535 Knottwood Road |
|-------------|---------------------|
| Area        | Edmonton            |
| Subdivision | Ekota               |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6K 2B8             |

## Amenities

| Amenities | Carbon Monoxide Detectors, Deck, No Animal Home, No Smoking |  |
|-----------|---|--|
|           | Home, Parking-Plug-Ins                                      |  |

Parking 2 Outdoor Stalls

## Interior

| Appliances   | Dryer, Oven-Microwave,<br>Refrigerators-Two | Storage | Shed, | Stove-Electric, | Washer, |
|--------------|---|---------|-------|-----------------|---------|
| Heating      | Forced Air-1, Natural Gas                   |         |       |                 |         |
| Stories      | 3   |         |       |                 |         |
| Has Basement | Yes   |         |       |                 |         |
| Basement     | Full, Finished                              |         |       |                 |         |

## Exterior

| Exterior          | Wood, Vinyl  |
|-------------------|--|
| Exterior Features | Airport Nearby, Playground Nearby, Public Transportation, Schools, |
|                   | Shopping Nearby, See Remarks                                       |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

## **School Information**

| Elementary | Ekota & St. Clement       |
|------------|---------------------------|
| Middle     | St. Clement Jr High       |
| High       | J. Percy Page High School |

## **Additional Information**

| Date Listed    | March 4th, 2025 |
|----------------|-----------------|
| Days on Market | 46              |
| Zoning         | Zone 29         |
| Condo Fee      | \$250           |

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Listing information last updated on April 19th, 2025 at 7:17am MDT