

Courtesy Of Aziz A Dhamani Of Initia Real Estate

# \$179,900 - 11108 18 Avenue, Edmonton

MLS® #E4429485

**\$179,900**

2 Bedroom, 1.00 Bathroom, 1,023 sqft  
Condo / Townhouse on 0.00 Acres

Skyrattler, Edmonton, AB

Investor + New Home Buyers!! Welcome to Pebble Creek in the heart of Skyrattler! This Main floor carriage home has everything you need! With laminate floors throughout most of the unit and ceramic tile in the bathroom, this 2 bedroom is perfect for the first time home buyer or investor! The large bright living room greets you as you enter . You walk thru the dining room to the large galley kitchen with raised island or workspace. The walk-in pantry has room for all your kitchen needs. Down the hall you pass the In-Suite Laundry the 2nd entrance to the Bedroom and then the 2nd bedroom. across the hall is the 4 piece bathroom which is connected to primary bedroom. Primary bedroom has a walk-in closet for all your fashion needs. The complex has newer vinyl siding and shingles. There is stall parking out front with lots of room for visitors. Off the deck is a storage and utility room. Just a short walk to Skyrattler park or the Blackmud Creek Ravine or to Century park to grab the LRT downtown or to the U of A

Built in 1978

## Essential Information

MLS® #	E4429485
Price	\$179,900
Bedrooms	2



Bathrooms	1.00
Full Baths	1
Square Footage	1,023
Acres	0.00
Year Built	1978
Type	Condo / Townhouse
Sub-Type	Carriage
Style	Bungalow
Status	Active

### **Community Information**

Address	11108 18 Avenue
Area	Edmonton
Subdivision	Skyrattler
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 4T7

### **Amenities**

Amenities	Off Street Parking, On Street Parking, Detectors Smoke, Front Porch, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Storage-Locker Room, Vinyl Windows
Parking	Stall

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Landscaped, No Back Lane, No Through Road, Park/Reserve, Playground Nearby, Ravine View, River Valley View, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            April 7th, 2025

Days on Market      9

Zoning                Zone 16

Condo Fee            \$252

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