# \$199,900 - 144 Londonderry Square, Edmonton

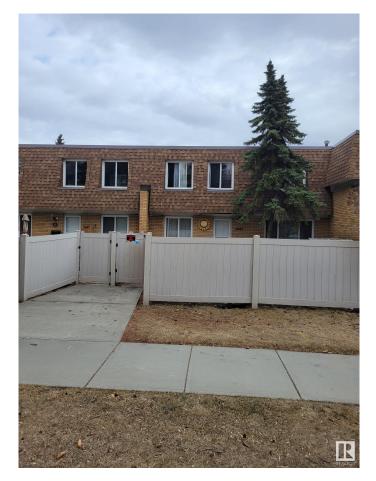
MLS® #E4429804

#### \$199,900

3 Bedroom, 1.50 Bathroom, 1,191 sqft Condo / Townhouse on 0.00 Acres

Kilkenny, Edmonton, AB

Excellent opportunity for investor or first time buyer. Great location - close to public schools, Londonderry mall for shopping, public swimming pools etc. This 3-bedroom townhouse unit with 1.5 bath contains good-sized bedrooms,living room and kitchen. The basement is unfinished so provides more space for development. This has a fully fenced front yard for one to enjoy. Some features of this townhouse are laminated floors, quartz countertops, kitchen cabinets, bath vanity, furnace, water tank, stainless steel appliances. All of these feature improvements were done in 2022 approximately.





Built in 1968

#### **Essential Information**

| MLS® #         | E4429804          |
|----------------|-------------------|
| Price          | \$199,900         |
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,191             |
| Acres          | 0.00              |
| Year Built     | 1968              |
| Туре           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
|                |                   |

| Style  | 2 Storey |
|--------|----------|
| Status | Active   |

# **Community Information**

| Address     | 144 Londonderry Square |
|-------------|------------------------|
| Area        | Edmonton               |
| Subdivision | Kilkenny               |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T5C 3C4                |

#### Amenities

| Amenities | Detectors Smoke |
|-----------|-----------------|
| Parking   | Stall           |

#### Interior

| Appliances   | Dishwasher-Built-In,<br>Washer | Dryer, | Hood | Fan, | Refrigerator, | Stove-Electric, |
|--------------|--------------------------------|--------|------|------|---------------|-----------------|
| Heating      | Forced Air-1, Natural          | Gas    |      |      |               |                 |
| Stories      | 2                              |        |      |      |               |                 |
| Has Basement | Yes                            |        |      |      |               |                 |
| Basement     | Full, Unfinished               |        |      |      |               |                 |

### Exterior

| Exterior          | Wood, Brick  |
|-------------------|--|
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
|                   | Transportation, Schools, Shopping Nearby   |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Brick  |
| Foundation        | Concrete Perimeter   |

## **School Information**

| Elementary | John Barnett School |
|------------|---------------------|
| Middle     | Londonderry School  |
| High       | M.E. LaZerte School |

#### **Additional Information**

Date ListedApril 9th, 2025Days on Market9

Zoning Condo Fee Zone 02 \$346



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Listing information last updated on April 18th, 2025 at 2:47am MDT