

\$175,000 - 174 3308 113 Avenue, Edmonton

MLS® #E4461147

\$175,000

3 Bedroom, 1.50 Bathroom, 1,202 sqft
Condo / Townhouse on 0.00 Acres

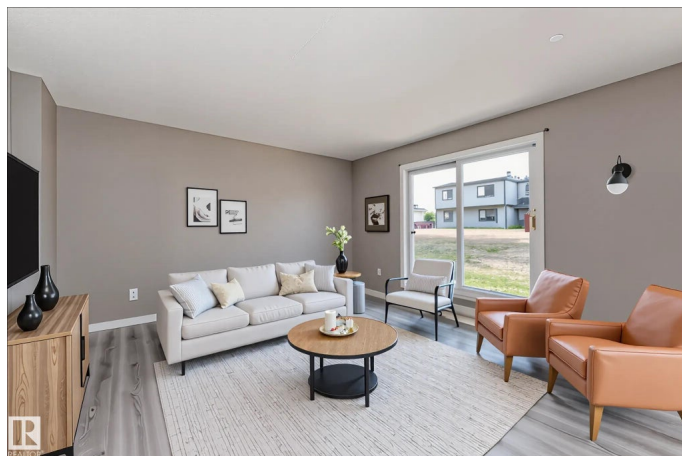
Rundle Heights, Edmonton, AB

INVESTORS OR FIRST TIME HOME BUYERS! This affordable 2-storey townhouse in Rundle Heights is a smart buy with plenty of potential. Featuring 3 spacious bedrooms, 1.5 bathrooms, and dedicated parking, this home is perfect for those looking to enter the market or expand their portfolio. The main floor offers a bright, welcoming living room with patio doors that open to a landscaped yard, a crisp **NEWLY RENOVATED** white kitchen with newer appliances, and a convenient half bath. Upstairs, you'll find three comfortable bedrooms and a full 3-piece bathroom. Located just steps from Rundle Park, schools, shopping, and transit, this home combines value with convenience.

Built in 1972

Essential Information

MLS® #	E4461147
Price	\$175,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,202
Acres	0.00
Year Built	1972



Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	174 3308 113 Avenue
Area	Edmonton
Subdivision	Rundle Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5W 5J8

Amenities

Amenities	Parking-Visitor
Parking	Stall

Interior

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

Exterior

Exterior	Wood, Stucco
Exterior Features	Playground Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

School Information

Elementary	Abbott Elementary School
Middle	St. Nicholas Catholic
High	Eastglen High School

Additional Information

Date Listed	October 7th, 2025
Days on Market	9
Zoning	Zone 23
Condo Fee	\$283

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 16th, 2025 at 9:32am MDT