

## \$233,000 - 104 8931 156 Street, Edmonton

MLS® #E4430690

**\$233,000**

2 Bedroom, 2.00 Bathroom, 1,195 sqft

Condo / Townhouse on 0.00 Acres

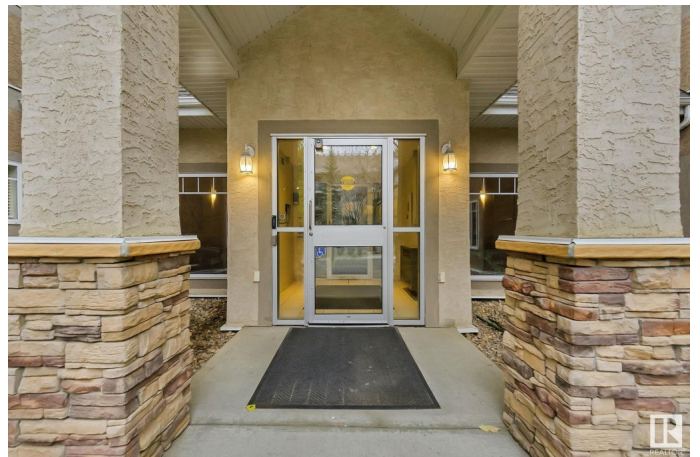
Jasper Park, Edmonton, AB

This property boasts an unbeatable location, just moments away from a future LRT station and only five minutes from West Edmonton Mall. You'll find major shopping options within walking distance, including Walmart, Safeway, and access to medical facilities. It's also close to top schools and conveniently located near a loading zone on 156 Street. The condo itself is a standout, featuring stylish upgraded blinds and plenty of natural light. It includes two bedrooms plus a den, two bathrooms, and a generous 1,194.80 square feet of living space with impressive nine-foot ceilings. The kitchen is a dream, equipped with sleek granite countertops, soft-close cabinets, and a spacious granite island complete with power outlets. Other highlights include in-floor heating, in-suite laundry with newer appliances, ample storage, an electric fireplace, and new laminate flooring. Located on the main floor, this unit also features a delightful west-facing patio complete with a barbecue hookup.

Built in 2007

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4430690  |
| Price    | \$233,000 |
| Bedrooms | 2         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,195                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 104 8931 156 Street |
| Area        | Edmonton            |
| Subdivision | Jasper Park         |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5R 1Y6             |

### Amenities

|           |                                                                                                                       |
|-----------|-----------------------------------------------------------------------------------------------------------------------|
| Amenities | Car Wash, Ceiling 9 ft., Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Secured Parking |
| Parking   | Heated, Parkade, Underground                                                                                          |

### Interior

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                              |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Hot Water, In Floor Heat System, Natural Gas                                                                  |
| # of Stories      | 3                                                                                                             |
| Stories           | 1                                                                                                             |
| Has Basement      | Yes                                                                                                           |
| Basement          | None, No Basement                                                                                             |

### Exterior

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                 |
| Exterior Features | Back Lane, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby |
| Roof              | Tar & Gravel                                                                 |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stucco       |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 13th, 2025 |
| Days on Market | 135              |
| Zoning         | Zone 22          |
| Condo Fee      | \$800            |

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 August 26th, 2025 at 2:02pm MDT