

## \$165,000 - 2 10616 123 Street, Edmonton

MLS® #E4432729

**\$165,000**

2 Bedroom, 1.00 Bathroom, 833 sqft

Condo / Townhouse on 0.00 Acres

Westmount, Edmonton, AB

WESTMOUNT JEWEL! \$\$\$\$ in UPGRADES!, this 2 bedroom, 1 bath condo is sure to please with tasteful styling greeting you the minute you enter. Features NEWER LARGE WINDOWS, VINYL PLANK and laminate flooring, POT LIGHTS, NEWER DOORS, and a FLOATING ELECTRIC FIREPLACE that adds contemporary charm to the living space. SPACIOUS dining area, RENOVATED Bathroom with MULTI FUNCTIONAL SHOWERHEAD. LARGE IN-SUITE LAUNDRY/storage, 2nd bedroom with built-in CLOSET ORGANIZERS adds versatility and value. Comes FULLY FURNISHED and includes EVERYTHING needed for an AIR BNB. Already used successfully as an Air BnB, this unit is ideal for short-or long-term rental generating income from day one. Located just steps to the trendy 124 Street District. Whether you're looking for a hassle-free investment, a stylish new home, or a centrally-located pied-à-terre this one checks all the boxes. Turnkey Investment Opportunity in Prime Westmount – Fully Renovated & Airbnb Ready

Built in 1969

### Essential Information

MLS® # E4432729

Price \$165,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 833                    |
| Acres          | 0.00                   |
| Year Built     | 1969                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### **Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 2 10616 123 Street |
| Area        | Edmonton           |
| Subdivision | Westmount          |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5N 1P2            |

### **Amenities**

|           |                   |
|-----------|-------------------|
| Amenities | Closet Organizers |
| Parking   | Stall             |

### **Interior**

|              |                                                                                                   |
|--------------|---------------------------------------------------------------------------------------------------|
| Appliances   | Fan-Ceiling, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating      | Hot Water, Natural Gas                                                                            |
| # of Stories | 3                                                                                                 |
| Stories      | 1                                                                                                 |
| Has Basement | Yes                                                                                               |
| Basement     | None, No Basement                                                                                 |

### **Exterior**

|                   |                                                                         |
|-------------------|-------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                            |
| Exterior Features | Back Lane, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Tar & Gravel                                                            |
| Construction      | Wood, Stucco                                                            |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 25th, 2025  
Days on Market                17  
Zoning                              Zone 07  
Condo Fee                        \$418

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