

## \$198,500 - 201 11449 Ellerslie Road, Edmonton

MLS® #E4449790

**\$198,500**

2 Bedroom, 2.00 Bathroom, 869 sqft

Condo / Townhouse on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

This is a unique location and an excellent balcony location, SO NICE. There's underground Heated Parking, In-Suite Laundry, Secured Storage and More! You'll love this gorgeous 2 bedrooms, 2 bath, open concept apartment condo featuring a master bedroom with ensuite and walk-through closet. Get set for year round BBQ's with the natural gas hook-up on your covered balcony. Includes fridge, stove, hood fan, dishwasher, washer and dryer along with all the window coverings. Condo fees include heat, power and water. Close to walking and bike trails, transportation, banking, schools, medical services and shopping.

Built in 2005

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4449790          |
| Price          | \$198,500         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 869               |
| Acres          | 0.00              |
| Year Built     | 2005              |
| Type           | Condo / Townhouse |
| Sub-Type       | Lowrise Apartment |



|        |                        |
|--------|------------------------|
| Style  | Single Level Apartment |
| Status | Active                 |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 201 11449 Ellerslie Road |
| Area        | Edmonton                 |
| Subdivision | Rutherford (Edmonton)    |
| City        | Edmonton                 |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T6W 1T2                  |

### Amenities

|           |                                                                 |
|-----------|-----------------------------------------------------------------|
| Amenities | Ceiling 9 ft., Deck, Parking-Visitor, Smart/Program. Thermostat |
| Parking   | Underground                                                     |

### Interior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                    |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                           |
| # of Stories      | 4                                                                                                                   |
| Stories           | 1                                                                                                                   |
| Has Basement      | Yes                                                                                                                 |
| Basement          | None, No Basement                                                                                                   |

### Exterior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Stucco                                                                                               |
| Exterior Features | Airport Nearby, Commercial, Golf Nearby, Landscaped, Park/Reserve, Public Swimming Pool, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                  |
| Construction      | Wood, Brick, Stucco                                                                                               |
| Foundation        | Concrete Perimeter                                                                                                |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 25th, 2025 |
| Days on Market | 7               |
| Zoning         | Zone 55         |
| Condo Fee      | \$694           |

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Listing information last updated on August 1st, 2025 at 6:32am MDT