

Courtesy Of Thomas Kube Of Black Sheep Realty

## \$235,000 - 206 10421 42 Avenue, Edmonton

MLS® #E4436695

**\$235,000**

2 Bedroom, 2.00 Bathroom, 1,164 sqft

Condo / Townhouse on 0.00 Acres

Rideau Park (Edmonton), Edmonton, AB

Welcome to the prestigious, spacious 2-bed + den, 2-bath unit offers comfortable adult living (18+) in desirable Rideau Park. Features include a granite kitchen, large bedrooms both with walk-in closets, in-suite laundry, and a balcony with natural gas hookup overlooking a quiet, tree-lined backroad. Impressive amenities: fitness centre, hobby room, recreation room, and a car wash in your heated underground parking (with storage locker). Ideal location near Southgate, Whitemud Dr, transit, shopping & dining.

Built in 1997

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4436695               |
| Price          | \$235,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,164                  |
| Acres          | 0.00                   |
| Year Built     | 1997                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information



|             |                        |
|-------------|------------------------|
| Address     | 206 10421 42 Avenue    |
| Area        | Edmonton               |
| Subdivision | Rideau Park (Edmonton) |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6J 7C8                |

### **Amenities**

|                |  |
|----------------|--|
| Amenities      | On Street Parking, Car Wash, Closet Organizers, Detectors Smoke, Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Secured Parking, Social Rooms, Vinyl Windows, Storage Cage, Natural Gas BBQ Hookup |
| Parking Spaces | 1  |
| Parking        | Heated, Underground  |

### **Interior**

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

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Landscaped, Playground Nearby, Public Transportation, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco   |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 15th, 2025 |
| Days on Market | 33             |
| Zoning         | Zone 16        |
| Condo Fee      | \$595          |

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Listing information last updated on June 17th, 2025 at 7:17am MDT