# \$145,000 - 102 9323 105 Avenue, Edmonton

MLS® #E4436230

#### \$145,000

2 Bedroom, 1.00 Bathroom, 940 sqft Condo / Townhouse on 0.00 Acres

Boyle Street, Edmonton, AB

AIR BnB FRIENDLY! Welcome to one of the largest units in Cona Court with this 2 bedroom, 1 bathroom that has been tastefully renovated with a chef inspired kitchen, renovated bathroom, and newer appliances. The entire unit has been freshly painted as well! This ideal layout provides you with two very large bedrooms, with adjacent bathroom that's beside a large storage area that houses your in-suite washer and dryer! The home then opens up to its combined kitchen, dining and living room areas which makes it great for entertaining! The unit itself is quite private and contained within the complex, sharing the hallway with only one other unit. Parking Stall is covered and directly in front of the exit door which is just steps from the unit itself. Cona Court is located in the heart of downtown - 5 min drive to Rogers Place, 5 min walk to the Stadium, and a few blocks away from Edmonton's beautiful River Valley and Trails. Well managed and pet friendly complex.







Built in 1979

#### **Essential Information**

MLS® #	E4436230
Price	\$145,000
Bedrooms	2
Bathrooms	1.00

Full Baths	1
Square Footage	940
Acres	0.00
Year Built	1979
Туре	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

## **Community Information**

Construction

AreaEdmontonSubdivisionBoyle StreetCityEdmontonCountyALBERTAProvinceABPostal CodeT5H 0J7AmenitiesAmenitiesOff Street Parking, On Street Parking, No Animal Home, No Smoking Home, Parking-Plug-Ins, Security Door, Security Personnel, Security Window BarsParkingStallInteriorStallAppliancesDishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window CoveringsHeatingBaseboard, Hot Water, Water# of Stories1AssementYesBasementYesBasementNone, No BasementExteriorWood, Metal, Stucco, VinylExterior Feature,Back Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See RemarksRoofTar & am; Gravel	Address	102 9323 105 Avenue
CityEdmontonCountyALBERTAProvinceABPostal CodeT5H 0J7AmenitiesOff Street Parking, On Street Parking, No Animal Home, No Smoking Home, Parking-Plug-Ins, Security Door, Security Personnel, Security Window BarsParkingStallInteriorStallAppliancesDishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window CoveringsHeatingBaseboard, Hot Water, Water# of Stories4Stories1Has BasementYesBasementVesExteriorWood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Area	Edmonton
CountyALBERTAProvinceABPostal CodeT5H 0J7AmenitiesOff Street Parking, On Street Parking, No Animal Home, No Smoking Home, Parking-Plug-Ins, Security Door, Security Personnel, Security Window BarsParkingStallInteriorStallAppliancesDishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window CoveringsHeatingBaseboard, Hot Water, Water# of Stories4Stories1Has BasementYesBasementVesBasementWood, Metal, Stucco, VinylExteriorBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Subdivision	Boyle Street
ProvinceABPostal CodeT5H 0J7AmenitiesOff Street Parking, On Street Parking, No Animal Home, No Smoking Home, Parking-Plug-Ins, Security Door, Security Personnel, Security Window BarsParkingStallInteriorInteriorAppliancesDishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window CoveringsHeatingBaseboard, Hot Water, Water# of Stories1Has BasementYesBasementNone, No BasementExteriorWood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	City	Edmonton
Postal CodeT5H 0J7AmenitiesOff Street Parking, On Street Parking, No Animal Home, No Smoking Home, Parking-Plug-Ins, Security Door, Security Personnel, Security Door, Security Personnel, Security Personnel, Security Door, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Door, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Personnel, Security Personnel, S	County	ALBERTA
AmenitiesOff Street Parking, On Street Parking, No Animal Home, No Smoking Home, Parking-Plug-Ins, Security Door, Security Personnel, Security Window BarsParkingStallInteriorIsinwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window CoveringsHeatingBaseboard, Hot Water, Water# of Stories4Stories1Has BasementYesBasementVesExteriorWood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Province	AB
AmenitiesOff Street Parking, On Street Parking, No Animal Home, No Smoking Home, Parking-Plug-Ins, Security Door, Security Personnel, Security Window BarsParkingStallInteriorInteriorAppliancesDishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window CoveringsHeatingBaseboard, Hot Water, Water¥ of Stories4Stories1Has BasementYesBasementYesBasementNone, No BasementExteriorWood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Postal Code	T5H 0J7
Home, Parking-Plug-Ins, Security Door, Security Personnel, Security Window BarsParkingStallInteriorImage: Stal Stal Stal Stal Stal Stal Stal Stal	Amenities	
InteriorAppliancesDishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window CoveringsHeatingBaseboard, Hot Water, Water# of Stories4Stories1Has BasementYesBasementNone, No BasementExteriorWood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Amenities	Home, Parking-Plug-Ins, Security Door, Security Personnel, Security
AppliancesDishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window CoveringsHeatingBaseboard, Hot Water, Water# of Stories4Stories1Has BasementYesBasementNone, No BasementExteriorVood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Parking	Stall
HeatingStove-Electric, Window CoveringsHeatingBaseboard, Hot Water, Water# of Stories4Stories1Has BasementYesBasementNone, No BasementExteriorVood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Interior	
# of Stories4Stories1Has BasementYesBasementNone, No BasementExteriorVood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Appliances	-
Stories1Has BasementYesBasementNone, No BasementExteriorVood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Heating	Baseboard, Hot Water, Water
Has BasementYes None, No BasementExteriorVond, Metal, Stucco, Vinyl Back Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	# of Stories	4
BasementNone, No BasementExteriorWood, Metal, Stucco, Vinyl Back Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Stories	1
ExteriorWood, Metal, Stucco, VinylExterior FeaturesBack Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Has Basement	Yes
Exterior Wood, Metal, Stucco, Vinyl Exterior Features Back Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Basement	None, No Basement
Exterior Features Back Lane, Landscaped, Paved Lane, Playground Nearby, Schools, See Remarks	Exterior	
Remarks	Exterior	Wood, Metal, Stucco, Vinyl
Roof Tar & Gravel	Exterior Features	
	Roof	Tar & Gravel

Wood, Metal, Stucco, Vinyl

### **Additional Information**

Date Listed	May 13th, 2025
Days on Market	34
Zoning	Zone 13
Condo Fee	\$522

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 June 16th, 2025 at 9:17pm MDT