

## \$208,000 - 226 9730 174 Street, Edmonton

MLS® #E4423068

### \$208,000

2 Bedroom, 2.00 Bathroom, 950 sqft  
Condo / Townhouse on 0.00 Acres

Terra Losa, Edmonton, AB

Step into this stunningly updated 2-bed, 2-bath condo! A perfect blend of modern elegance and functionality! The open-concept layout showcases a sleek, bright white kitchen with newer appliances, flowing seamlessly into the dining and living areas. Gleaming hardwood floors, new air conditioning, and in-suite laundry add convenience and style. Retreat to the primary bedroom with a luxurious 4-piece ensuite, while the second bath features a chic walk-in shower. Enjoy titled underground parking with storage, access to exercise and social rooms, and a private balcony overlooking walking trails, ideal for pet strolls! Nestled near shopping and transit, this move-in-ready gem is one to appreciate.  
\*Some photos have been virtually staged\*

Built in 2000

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4423068  |
| Price          | \$208,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 950       |
| Acres          | 0.00      |
| Year Built     | 2000      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 226 9730 174 Street |
| Area        | Edmonton            |
| Subdivision | Terra Losa          |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5T 6J4             |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Air Conditioner, Deck, Exercise Room, Intercom, No Smoking Home, Parking-Extra, Parking-Visitor, Recreation Room/Centre, Secured Parking, Security Door, Social Rooms, Storage-In-Suite, Storage Cage |
| Parking Spaces | 1   |
| Parking        | Underground   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Baseboard, Natural Gas  |
| # of Stories      | 4   |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Brick, Stucco   |
| Exterior Features | Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Brick, Stucco   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|             |                     |
|-------------|---------------------|
| Date Listed | February 27th, 2025 |
|-------------|---------------------|

|                |         |
|----------------|---------|
| Days on Market | 39      |
| Zoning         | Zone 20 |
| Condo Fee      | \$611   |

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Listing information last updated on April 7th, 2025 at 9:32am MDT