

Courtesy Of Janeen Tinker Of Real Broker

## \$357,000 - 1232 105 Street, Edmonton

MLS® #E4427790

**\$357,000**

3 Bedroom, 3.00 Bathroom, 1,212 sqft  
Condo / Townhouse on 0.00 Acres

Bearspaw (Edmonton), Edmonton, AB

Welcome to this beautiful adult bungalow in sought-after Bearspaw's 45+ community of Brookside Estates - a perfect blend of comfort, accessibility & privacy. This meticulously maintained half duplex features a timeless white kitchen w/newer stainless steel appliances, 2 spacious upper bedrooms including the primary suite w/3-piece ensuite, plus another full 4 piece bathroom. The extra-wide hallway ensures easy mobility. Other notables include: newer flooring, paint, furnace & more! All this, plus a finished basement, DOUBLE car garage, AC & a screened-in sun-room backing onto a serene open field—a private retreat for peaceful mornings & quiet evenings. The community clubhouse is perfect for socializing & staying active with a pool table, full kitchen & plenty of space for hosting events. Experience the best of adult living in this quiet, private & welcoming community - within walking distance of all amenities, tennis courts, YMCA, community garden, walking trails, Bearspaw Lake, etc.

Built in 1987

### Essential Information

MLS® #	E4427790
Price	\$357,000
Bedrooms	3



Bathrooms	3.00
Full Baths	3
Square Footage	1,212
Acres	0.00
Year Built	1987
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	Bungalow
Status	Active

### **Community Information**

Address	1232 105 Street
Area	Edmonton
Subdivision	Bearspaw (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 6J9

### **Amenities**

Amenities	Air Conditioner, Sunroom, See Remarks
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Airport Nearby, Golf Nearby, Playground Nearby, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

## Additional Information

Date Listed March 27th, 2025

Days on Market 9

Zoning Zone 16

Condo Fee \$533

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