

## \$298,000 - 6520 2 Avenue, Edmonton

MLS® #E4443943

**\$298,000**

2 Bedroom, 2.00 Bathroom, 1,007 sqft

Condo / Townhouse on 0.00 Acres

Charlesworth, Edmonton, AB

A MUST SEE in The Edge at Ellerslie.. With very low condo fees, this fantastic upper level end unit shows off its modern open design and comes with high ceiling throughout. This unit comes with 2 bedrooms & 2 full bathrooms is perfect for a first time home buyer or investor. The spacious kitchen with stainless steel appliances and ample counter space open graciously into the dining and family room area. Enjoy your privacy on the huge deck as you entertain with family or friends. Close to parks, walking trails, schools, shopping and all other major amenities

Built in 2014

### Essential Information

MLS® #	E4443943
Price	\$298,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,007
Acres	0.00
Year Built	2014
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	Bungalow
Status	Active



**Community Information**

Address	6520 2 Avenue
Area	Edmonton
Subdivision	Charlesworth
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1S4

**Amenities**

Amenities	Deck, No Smoking Home
Parking	Single Garage Attached

**Interior**

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

**Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Flat Site
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 23rd, 2025
Days on Market	14
Zoning	Zone 53
Condo Fee	\$285

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Listing information last updated on July 7th, 2025 at 4:47pm MDT