

## \$224,000 - 206 111 Watt Common, Edmonton

MLS® #E4446173

**\$224,000**

2 Bedroom, 2.00 Bathroom, 839 sqft

Condo / Townhouse on 0.00 Acres

Walker, Edmonton, AB

Welcome to South East Edmonton's most prime location in Walker!! 2 bedroom 2 full bath apartment located on the 2nd floor has so much to offer...The bedrooms are spacious, and so is the den. It is almost the size of a 3rd bedroom. Open concept layout is ideal for living and entertaining. The kitchen comes with granite countertops and Stainless Steel appliances. The laundry room is conveniently located next to the kitchen. The balcony is facing towards Harvest Point(e) and amenities are only a short walk from the building. The unit comes with an underground heated parking stall, located close to the elevator. The building is located on a transit route and is within close proximity to school/playground, grocery shopping/Shoppers Drug mart. Ideal opportunity for a first time home buyer or an investor.

Built in 2014

### Essential Information

MLS® #	E4446173
Price	\$224,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	839
Acres	0.00



Year Built	2014
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	206 111 Watt Common
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2C6

### Amenities

Amenities	No Smoking Home, Parking-Visitor, Security Door
Parking	Underground

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 4th, 2025
Days on Market	2

Zoning	Zone 53
Condo Fee	\$469

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 July 6th, 2025 at 1:02pm MDT