

\$215,000 - 306 10745 83 Avenue, Edmonton

MLS® #E4448224

\$215,000

1 Bedroom, 1.00 Bathroom, 747 sqft

Condo / Townhouse on 0.00 Acres

Garneau, Edmonton, AB

Welcome to the trendy Garneau Trends building! Located just off Whyte Avenue, this is a prime location in the heart of Garneau—just minutes from the University of Alberta, LRT, River Valley, and downtown Edmonton. This spacious 746 sq. ft. one-bedroom unit has been previously upgraded with hardwood floors, tile, kitchen cabinets, countertops, stainless steel appliances, paint, trim, doors, and a renovated bathroom with a jetted tub. It features a large primary bedroom and in-suite laundry. This is a fantastic opportunity for any investor, young professional, or student to own this fully furnished turnkey unit.

Built in 1969

Essential Information

MLS® #	E4448224
Price	\$215,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	747
Acres	0.00
Year Built	1969
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment



Status	Active
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Community Information

Address	306 10745 83 Avenue
Area	Edmonton
Subdivision	Garneau
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 2E4

Amenities

Amenities	Detectors Smoke, Patio, See Remarks
Parking	Stall

Interior

Appliances	Dishwasher-Built-In, Euro Washer/Dryer Combo, Furniture Included, Microwave Hood Fan, Refrigerator, Stove-Electric, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick
Exterior Features	Back Lane, Playground Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby
Roof	Flat, Roll Roofing
Construction	Wood, Brick
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 16th, 2025
Days on Market	42
Zoning	Zone 15
Condo Fee	\$342

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