

## \$198,000 - 118 16807 100 Avenue, Edmonton

MLS® #E4458254

**\$198,000**

2 Bedroom, 2.00 Bathroom, 850 sqft

Condo / Townhouse on 0.00 Acres

Glenwood (Edmonton), Edmonton, AB

Spacious 2 Bedroom + Den Condo in Glenwood on the Park with Underground Parking Welcome to Glenwood on the Park! This well-maintained 2 bedroom + den condo offers exceptional value in a prime west Edmonton location—just minutes from West Edmonton Mall, public transit, and major roadways including Whitemud Drive and Anthony Henday. Featuring a bright and functional layout, this unit includes a spacious living area, modern kitchen with ample cabinetry, and a private balcony. The den provides great flexibility for a home office or guest room. Enjoy the convenience of in-suite laundry, plenty of storage, and secure underground parking. Perfect for first-time buyers, downsizers, or investors—don't miss this opportunity to own in a quiet, well-managed building close to all amenities. Quick possession available.

Built in 2004

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4458254  |
| Price          | \$198,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 850       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2004                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 118 16807 100 Avenue |
| Area        | Edmonton             |
| Subdivision | Glenwood (Edmonton)  |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5P 4Z6              |

### Amenities

|                |             |
|----------------|-------------|
| Amenities      | Car Wash    |
| Parking Spaces | 1           |
| Parking        | Underground |

### Interior

|                   |                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                |
| Appliances        | Dishwasher - Energy Star, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator-Energy Star, Stove-Countertop Electric, Washer |
| Heating           | Baseboard, Electric                                                                                                             |
| # of Stories      | 4                                                                                                                               |
| Stories           | 1                                                                                                                               |
| Has Basement      | Yes                                                                                                                             |
| Basement          | None, No Basement                                                                                                               |

### Exterior

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

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 17th, 2025 |
| Days on Market | 1                    |
| Zoning         | Zone 22              |
| Condo Fee      | \$538                |

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 September 18th, 2025 at 2:17am MDT