

## \$269,900 - 59 3115 119 Street, Edmonton

MLS® #E4443358

**\$269,900**

3 Bedroom, 1.50 Bathroom, 1,279 sqft

Condo / Townhouse on 0.00 Acres

Sweet Grass, Edmonton, AB

Welcome to this charming townhouse in Sweetgrass, just steps from the prestigious Derrick Golf & Country Club! Featuring 3 bedrooms, 1.5 baths, fresh paint, brand-new carpet, and beautiful hardwood floors. The spacious main floor boasts updated lighting in the kitchen and dining area, plus a cozy wood-burning stove with a brick surround. Patio doors open to your fenced yardâ€”perfect for outdoor relaxation. The basement is undeveloped and ready for your vision. Enjoy a sharp-looking exterior, ample visitor parking, and one stall right out front, with extra stalls available for rent. A dream location in a well-maintained community

Built in 1982

### Essential Information

MLS® #	E4443358
Price	\$269,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,279
Acres	0.00
Year Built	1982
Type	Condo / Townhouse



Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	59 3115 119 Street
Area	Edmonton
Subdivision	Sweet Grass
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 5N5

### Amenities

Amenities	Hot Water Natural Gas, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Vinyl Windows
Parking	Stall

### Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Corner
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 19th, 2025
Days on Market	12
Zoning	Zone 16

Condo Fee                \$330

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