

\$81,900 - 3 13230 Fort Road, Edmonton

MLS® #E4426031

\$81,900

3 Bedroom, 1.5 Bathroom, 1,037 sqft
Condo / Townhouse on 0.00 Acres

Belvedere, Edmonton, AB

Calling all investors or first time buyers with lots of value in this 3 bedroom 1.5 bathroom condo in Belvedere! This massive unit at just over 1000 SF opens up into the kitchen with plenty of counter and cupboard space, a cozy dining room and is adjacent to the living room which has a massive window with plenty of natural light. Down the hall is 2 secondary bedrooms both with closets which are across from the 4 pc bathroom with a deep soaker tub and shower. At the end is a spacious primary bedroom and a 2 pc ensuite bathroom! This unit also has a generous sized storage room. The condo fees include water, heat and 1 parking stall. The unit is close to many amenities at Manning Town Center, Belvedere LRT, bus stops, and easy access to downtown. This one is a must see!

Built in 1970

Essential Information

MLS® #	E4426031
Price	\$81,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,037
Acres	0.00



Year Built	1970
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	3 13230 Fort Road
Area	Edmonton
Subdivision	Belvedere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 1C2

Amenities

Amenities	Off Street Parking, On Street Parking, Security Door, Security Window Bars
Parking Spaces	1
Parking	Stall

Interior

Interior Features	ensuite bathroom
Appliances	Refrigerator, Stove-Electric
Heating	Baseboard, Water
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Flat Site, Playground Nearby, Schools, Shopping Nearby
Roof	Flat
Construction	Wood, Brick, Vinyl
Foundation	Wood

Additional Information

Date Listed	March 16th, 2025
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Days on Market 19
Zoning Zone 02
Condo Fee \$488

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Listing information last updated on April 3rd, 2025 at 9:47pm MDT