

\$279,900 - 212 12408 15 Avenue, Edmonton

MLS® #E4449028

\$279,900

2 Bedroom, 2.00 Bathroom, 1,020 sqft

Condo / Townhouse on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Nicely maintained adult (18+) condo in desirable Rutherford! This 1020 sqft, 2 bed/2 bath unit offers an open floor plan w/hardwood floors, spacious kitchen w/s.s. appliances, large living area w/corner gas fireplace, good sized bedrooms, laundry/storage area, central A/C, covered patio, and titled/underground parking. Very well managed complex w/loads of amenities: exercise room, party/social room, games room, car wash, bike room, guest suite, and more. Located close to all amenities. This is a nice unit in a great complex!

Built in 2006

Essential Information

MLS® #	E4449028
Price	\$279,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,020
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information



Address	212 12408 15 Avenue
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1X2

Amenities

Amenities	Air Conditioner, Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Patio
Parking	Heated, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Fan Coil, Natural Gas
Fireplace	Yes
Fireplaces	Corner
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Flat Site, Landscaped, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 20th, 2025
Days on Market	29
Zoning	Zone 55
HOA Fees	75
HOA Fees Freq.	Annually

Condo Fee \$486

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 August 18th, 2025 at 4:47am MDT