

## \$133,900 - 102 12838 65 Street, Edmonton

MLS® #E4449219

**\$133,900**

2 Bedroom, 2.00 Bathroom, 785 sqft

Condo / Townhouse on 0.00 Acres

Belvedere, Edmonton, AB

Welcome to the BONAVIDA this 2-bedroom, 2-bath condo is perfectly laid out for a rental, roommate or for a small family. The building Features an exercise room, UNDERGROUND HEATED parking, secured entrance and EASY ACCESS IN AND OUT OF THE CITY. The IN-SUITE LAUNDRY offers added convenience and the quiet patio offers a great place to barbecue. The Primary bedroom features it's own ENSUITE and looks onto the patio. The second bedroom is located across the living room and the second bath is across the hall. The OPEN-CONCEPT KITCHEN allows you to entertain while you cook and a few short steps away from this suite is the exercise room. A quick elevator ride to the HEATED PARKADE you will find your car the perfect temperature all year long!

Built in 2004

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4449219  |
| Price          | \$133,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 785       |
| Acres          | 0.00      |
| Year Built     | 2004      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 102 12838 65 Street |
| Area        | Edmonton            |
| Subdivision | Belvedere           |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5A 5H3             |

### Amenities

|                |                                                |
|----------------|------------------------------------------------|
| Amenities      | Exercise Room, Storage-In-Suite, Vinyl Windows |
| Parking Spaces | 1                                              |
| Parking        | Heated, Stall, Underground                     |

### Interior

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                              |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Hot Water, Natural Gas                                                                                        |
| # of Stories      | 4                                                                                                             |
| Stories           | 1                                                                                                             |
| Has Basement      | Yes                                                                                                           |
| Basement          | See Remarks                                                                                                   |

### Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior          | Wood, Stucco                                           |
| Exterior Features | Back Lane, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                       |
| Construction      | Wood, Stucco                                           |
| Foundation        | Concrete Perimeter                                     |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 23rd, 2025 |
| Days on Market | 31              |

|           |         |
|-----------|---------|
| Zoning    | Zone 02 |
| Condo Fee | \$513   |

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 23rd, 2025 at 7:47am MDT