

## \$219,900 - 101 11453 Ellerslie Road, Edmonton

MLS® #E4426920

**\$219,900**

2 Bedroom, 2.00 Bathroom, 870 sqft

Condo / Townhouse on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Welcome to unit 101 main floor END UNIT home suite home in the Rutherford Village! This originally owned unit is meticulously maintained & super clean! Spacious living room with lots of natural light in + access to the PATIO facing the open space. It has a modern and open concept layout with dining area being centre of the living room & kitchen. Kitchen has a window with the view of the open space & lots of counterspace + an island for extra seating or food prep. The primary bedroom is roomy & has a 4-piece full bathroom & walk through closet. The 2nd bedroom is bright and adjacent to the 2nd full bathroom with shower. Other features: wide entrance area, insuite washer & dryer, underground parking, underground storage unit, all laminate flooring + lino in bathrooms & lots visitors parking. Perfect for a family or retirees wanting to be on a main floor. Easy access to Anthony Henday & highway 2! Close to shopping, banking, dining, public transit, parks, walking trails & more!

Built in 2005

### Essential Information

MLS® # E4426920

Price \$219,900

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 870                    |
| Acres          | 0.00                   |
| Year Built     | 2005                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 101 11453 Ellerslie Road |
| Area        | Edmonton                 |
| Subdivision | Rutherford (Edmonton)    |
| City        | Edmonton                 |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T6W 1T3                  |

### Amenities

|           |                    |
|-----------|--------------------|
| Amenities | Patio, See Remarks |
| Parking   | Underground        |

### Interior

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

### Exterior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                        |
| Exterior Features | Airport Nearby, Park/Reserve, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                          |
| Construction      | Wood, Stone, Vinyl                                                        |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      March 21st, 2025  
Days on Market                29  
Zoning                              Zone 55  
Condo Fee                        \$584

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