

## \$249,500 - 8117 132a Avenue, Edmonton

MLS® #E4462319

**\$249,500**

3 Bedroom, 1.50 Bathroom, 1,302 sqft  
Condo / Townhouse on 0.00 Acres

Delwood, Edmonton, AB

Welcome to this Fully Renovated End Unit Townhouse ! A beautifully updated home offering style, comfort, and convenience in one great package. This end unit has been completely renovated â€” fresh paint, new flooring, modern finishes, and an upgraded kitchen with stainless steel appliances and sleek cabinets. The bright open main floor features a spacious living area and dining space that leads right out to a private fenced backyard, perfect for relaxing, gardening, or letting the pets out. Upstairs youâ€™ll find three good-sized bedrooms and a fully updated bathroom. The primary bedroom stands out with a large walk-in closet and your own private balcony ,a perfect spot to unwind. The fully finished basement adds even more flexibility with a cozy family/Rec room, laundry area, and extra storage. This property is Located in a quiet, family-friendly area close to schools, parks, shopping, and public transit.

Built in 1968

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4462319  |
| Price      | \$249,500 |
| Bedrooms   | 3         |
| Bathrooms  | 1.50      |
| Full Baths | 1         |



|                |                   |
|----------------|-------------------|
| Half Baths     | 1                 |
| Square Footage | 1,302             |
| Acres          | 0.00              |
| Year Built     | 1968              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 8117 132a Avenue |
| Area        | Edmonton         |
| Subdivision | Delwood          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5C 2C9          |

### Amenities

|           |             |
|-----------|-------------|
| Amenities | See Remarks |
| Parking   | Stall       |

### Interior

|              |                                                                                      |
|--------------|--------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                                            |
| Stories      | 3                                                                                    |
| Has Basement | Yes                                                                                  |
| Basement     | Full, Finished                                                                       |

### Exterior

|                   |                                                                                  |
|-------------------|----------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                     |
| Exterior Features | Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                 |
| Construction      | Wood, Stucco                                                                     |
| Foundation        | Concrete Perimeter                                                               |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 16th, 2025 |
| Days on Market | 21                 |
| Zoning         | Zone 02            |
| Condo Fee      | \$416              |

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 November 5th, 2025 at 10:48pm MST