

## \$230,000 - 203 11140 68 Avenue, Edmonton

MLS® #E4458650

**\$230,000**

1 Bedroom, 1.00 Bathroom, 715 sqft

Condo / Townhouse on 0.00 Acres

Parkallen (Edmonton), Edmonton, AB

Executive Parkallen residence hits the market! Finally, a fully upgraded 1-bedroom property is being resold in the prestigious Park One West building. Enjoy a sought-after location next to a large park, community garden, boutique shops, a cafe, and even an ice cream shop! Plus, you'll have quick access to transit and Whyte Avenue. This CORNER suite has been upgraded with a chef-worthy kitchen boasting granite countertops, newer high-end stainless steel appliances, fresh paint, and a premium lighting package. Entertain in style outdoors with a large veranda featuring gas hookups, or snuggle indoors by the fireplace. Additional features include custom closet built-ins, laminate flooring, Hunter Douglas shades, 9-foot ceilings, and concrete and steel construction. TITLED Underground Parking & Storage Locker. This property must be seen to be appreciated!

Built in 2005

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4458650  |
| Price          | \$230,000 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 715       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2005                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 203 11140 68 Avenue  |
| Area        | Edmonton             |
| Subdivision | Parkallen (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6H 2C2              |

### Amenities

|           |                                                                                                                          |
|-----------|--------------------------------------------------------------------------------------------------------------------------|
| Amenities | Exercise Room, Parking-Extra, Party Room, Secured Parking, Security Door, Social Rooms, Storage-Locker Room, See Remarks |
| Parking   | Underground                                                                                                              |

### Interior

|              |                                                                                                                    |
|--------------|--------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garburator, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                          |
| Fireplace    | Yes                                                                                                                |
| Fireplaces   | Corner                                                                                                             |
| # of Stories | 4                                                                                                                  |
| Stories      | 1                                                                                                                  |
| Has Basement | Yes                                                                                                                |
| Basement     | None, See Remarks                                                                                                  |

### Exterior

|                   |                                                                                                                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Brick, Stucco                                                                                                                                                                          |
| Exterior Features | Back Lane, Flat Site, Golf Nearby, Landscaped, Level Land, Low Maintenance Landscape, Park/Reserve, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | SBS Roofing System                                                                                                                                                                               |
| Construction      | Concrete, Brick, Stucco                                                                                                                                                                          |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      September 17th, 2025  
Days on Market                14  
Zoning                              Zone 15  
Condo Fee                        \$508

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