

# \$249,999 - 231 4831 104a Street, Edmonton

MLS® #E4446128

**\$249,999**

2 Bedroom, 2.00 Bathroom, 1,009 sqft  
Condo / Townhouse on 0.00 Acres

Empire Park, Edmonton, AB

Move-in ready and freshly updated! This bright and stylish 2-bedroom, 2-bath condo in Empire Park offers easy living with brand new luxury vinyl plank flooring and a fresh coat of paint. Located just steps from a variety of amenities, you'll love the unbeatable convenience of this walkable neighbourhood. The home includes titled tandem underground parking, perfect for keeping both your vehicles safe and warm year-round. Inside, enjoy an open-concept layout with large windows that bring in plenty of natural light. Whatâ€™s nearby? Walk to local favourites like Italian Centre South and Southgate Mall for shopping, groceries, and great eats. Commuting is a breeze with easy access to the Southgate LRT Station, Calgary Trail, and major transit routes. Whether you're a first-time buyer, downsizer, or investor, this well-maintained unit is the perfect blend of comfort, style, and location.

Built in 2005

## Essential Information

MLS® #	E4446128
Price	\$249,999
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,009



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

### Community Information

Address	231 4831 104a Street
Area	Edmonton
Subdivision	Empire Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 0R5

### Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Hot Water Natural Gas, Parking-Visitor, Patio, Secured Parking, Security Door, Storage Cage, Natural Gas BBQ Hookup
Parking Spaces	2
Parking	Heated, Insulated, Parkade, Tandem, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Oven-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Countertop Inductn, TV Wall Mount
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Playground Nearby, Shopping Nearby, Partially Fenced
Roof	Tar & Gravel
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 5th, 2025
Days on Market	22
Zoning	Zone 15
Condo Fee	\$420

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