

# \$194,500 - 41 3111 142 Avenue, Edmonton

MLS® #E4441710

**\$194,500**

3 Bedroom, 1.00 Bathroom, 1,111 sqft  
Condo / Townhouse on 0.00 Acres

Hairsine, Edmonton, AB

Welcome to this beautiful tastefully decorated top-floor corner unit that offers over 1000 sq ft of bright and functional living space boasting 2 sides of exposure. This spacious 3-bedroom, 1-bathroom bungalow-style condo is perfect for those seeking a quiet and convenient location. You can see right outside that Mr and Mrs CLEAN live here. Quiet corner unit and nobody living above you! Unit has a great floor plan: living room with wood burning corner fireplace recently decommissioned, upgraded kitchen with new counters separated from the dining room, large primary bedroom features a walk-in closet while additional bedrooms are fair sized. Upgraded bathroom looks great! All newer vinyl plank flooring. Pantry/storage room off of kitchen. Unit has an additional storage room off the balcony and is move-in ready. Parking is right beside the unit. Very well managed complex. Newer roof, brand new furnace (2024), vinyl siding and windows. Condo is close to all major amenities like schools, transit and parks.

Built in 1981

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4441710  |
| Price    | \$194,500 |
| Bedrooms | 3         |



|                |                   |
|----------------|-------------------|
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 1,111             |
| Acres          | 0.00              |
| Year Built     | 1981              |
| Type           | Condo / Townhouse |
| Sub-Type       | Carriage          |
| Style          | Bungalow          |
| Status         | Active            |

### **Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 41 3111 142 Avenue |
| Area        | Edmonton           |
| Subdivision | Hairsine           |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5Y 2H6            |

### **Amenities**

|           |             |
|-----------|-------------|
| Amenities | Front Porch |
| Parking   | Stall       |

### **Interior**

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas  |
| Fireplace    | Yes  |
| Fireplaces   | Masonry, Woodstove, See Remarks  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Corner Lot, Paved Lane, Playground Nearby, Public Transportation, Schools, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      June 11th, 2025  
Days on Market                11  
Zoning                              Zone 35  
Condo Fee                        \$391

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