

## \$225,000 - 39 3812 20 Avenue, Edmonton

MLS® #E4432535

**\$225,000**

3 Bedroom, 1.50 Bathroom, 1,109 sqft

Condo / Townhouse on 0.00 Acres

Daly Grove, Edmonton, AB

This CORNER UNIT, three bedroom, two bath Townhouse features just over 1100 sq ft. The interior has been renovated in the past with newer kitchen cabinets some flooring and newer furnace. It has a great floorplan with a gas fireplace in the cozy living room and easy access from the dining room out to your fenced back yard. Close to Millwoods Towne Center for your shopping convenience, numerous schools, and public transportation is just steps away. Great price for a starter home or investment property with low condo fees.

Built in 1980

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4432535          |
| Price          | \$225,000         |
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,109             |
| Acres          | 0.00              |
| Year Built     | 1980              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |



## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 39 3812 20 Avenue |
| Area        | Edmonton          |
| Subdivision | Daly Grove        |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6L 4B2           |

## Amenities

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

## Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas  |
| Fireplace    | Yes  |
| Fireplaces   | Mantel   |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Full, Partially Finished   |

## Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Corner Lot, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco   |
| Foundation        | Concrete Perimeter   |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 23rd, 2025 |
| Days on Market | 9                |
| Zoning         | Zone 29          |
| Condo Fee      | \$266            |

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Listing information last updated on May 2nd, 2025 at 6:17am MDT