

## \$200,000 - 1562 69 Street, Edmonton

MLS® #E4435458

### \$200,000

2 Bedroom, 1.50 Bathroom, 1,188 sqft  
Condo / Townhouse on 0.00 Acres

Menisa, Edmonton, AB

Welcome to this well maintained 2-bedroom, 1.5-bathroom townhome nestled in the family friendly community of Menisa. Ideal for first-time buyers, downsizers, or savvy investors, this home offers both functionality and value. Step inside to find a bright and cozy living area, perfect for relaxing or entertaining guests. Upstairs, you'll find two generously sized bedrooms with plenty of natural light and closet space. One of the standout features of this property is the abundant storage – from large closets to a generously sized crawl space, this home is not lacking. Located just minutes from schools, parks, shopping (including South Edmonton Common), and public transit, this townhome combines peaceful suburban living with easy city access.

Built in 1978

### Essential Information

MLS® #	E4435458
Price	\$200,000
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,188
Acres	0.00



Year Built	1978
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	1562 69 Street
Area	Edmonton
Subdivision	Menisa
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6K 3R3

### **Amenities**

Amenities	Crawl Space, Detectors Smoke, No Smoking Home, Parking-Extra, Parking-Visitor, Patio, Storage-In-Suite
Parking	Stall

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, See Remarks

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	May 9th, 2025
Days on Market	3
Zoning	Zone 29

Condo Fee            \$353

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