

\$259,000 - 100 14707 53 Avenue, Edmonton

MLS® #E4445028

\$259,000

3 Bedroom, 1.50 Bathroom, 1,263 sqft
Condo / Townhouse on 0.00 Acres

Brander Gardens, Edmonton, AB

Welcome to this Stunning 3 Bedrooms/Corner Unit situated in the desirable Riverbend community of Grander Gardens! Steps away to BEST schools, park, playground, walking trail, bus routes, ON DEMAND TRANSIT, shopping centre & all amenities. Main floor greets you with open concept layout large living room with cozy fireplace & gorgeous hardwood floorings. Patio doors to landscaped & private fenced back yard where you can enjoy BBQ during summer time. Dining area & spacious Kitchen with newer vinyl plank floorings and plenty of kitchen cabinets. Convenience main floor 1/2 bath. Upper level offers 3 sizable bedrooms & a 4pc bathroom with charming tiles surrounding bathtub. Fully finished basement c/w large family room, laundry & utility room. One energized parking stall. Upgrades during years: CENTRAL AIR CONDITIONING/painting/floorings/kitchen/bathtub tiles/vanity/windows & shingles. Perfect for investors or live in buyers. Quick possession available. Just move-in & enjoy!

Built in 1973

Essential Information

| | |
|----------|-----------|
| MLS® # | E4445028 |
| Price | \$259,000 |
| Bedrooms | 3 |



| | |
|----------------|-------------------|
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,263 |
| Acres | 0.00 |
| Year Built | 1973 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 100 14707 53 Avenue |
| Area | Edmonton |
| Subdivision | Brander Gardens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6H 5C9 |

Amenities

| | |
|----------------|-----------------|
| Amenities | Air Conditioner |
| Parking Spaces | 1 |
| Parking | Stall |

Interior

| | |
|--------------|--|
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 28th, 2025 |
| Days on Market | 6 |
| Zoning | Zone 14 |
| Condo Fee | \$406 |

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Listing information last updated on July 4th, 2025 at 12:32am MDT