

# \$132,700 - 103 2545 116 Street, Edmonton

MLS® #E4443635

## \$132,700

2 Bedroom, 1.00 Bathroom, 906 sqft  
Condo / Townhouse on 0.00 Acres

Blue Quill, Edmonton, AB

Welcome to this well-kept main-floor unit in the popular community of Blue Quill! Offering 907 sq ft of bright and functional living space, this unit features 2 bedrooms, 1 full bathroom, and a spacious layout with a dedicated storage room. Enjoy the convenience of an assigned parking stall and ground-floor access. Located within walking distance to Blue Quill Park, public transit, schools, and shopping, this is a great opportunity to own a comfortable home in a quiet, established neighborhood—ideal for first-time buyers, downsizers, or investors.

Built in 1977

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4443635               |
| Price          | \$132,700              |
| Bedrooms       | 2                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 906                    |
| Acres          | 0.00                   |
| Year Built     | 1977                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information



|             |                     |
|-------------|---------------------|
| Address     | 103 2545 116 Street |
| Area        | Edmonton            |
| Subdivision | Blue Quill          |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6J 3Z7             |

### Amenities

|           |                         |
|-----------|-------------------------|
| Amenities | Patio, Storage-In-Suite |
| Parking   | Stall                   |

### Interior

|              |                                                             |
|--------------|-------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric |
| Heating      | Baseboard, Natural Gas                                      |
| # of Stories | 3                                                           |
| Stories      | 3                                                           |
| Has Basement | Yes                                                         |
| Basement     | None, No Basement                                           |

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                        |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Unknown                                                            |
| Construction      | Wood, Vinyl                                                        |
| Foundation        | Concrete Perimeter                                                 |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 47              |
| Zoning         | Zone 16         |
| Condo Fee      | \$497           |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 6th, 2025 at 7:32am MDT