

## \$124,900 - 203 1628 48 Street, Edmonton

MLS® #E4447900

**\$124,900**

2 Bedroom, 1.00 Bathroom, 956 sqft

Condo / Townhouse on 0.00 Acres

Pollard Meadows, Edmonton, AB

Welcome to this bright and spacious 2nd-floor condo in the desirable community of Pollard Meadows. Featuring 2 bedrooms and 1 full bath, this well-maintained unit offers a functional layout perfect for first-time buyers, investors, or downsizers. The primary bedroom includes a walk-in closet, while the second bedroom is great for guests or a home office. The living room, located just off the dining area, is filled with natural light and opens onto a private balcony—ideal for enjoying your morning coffee. The kitchen offers ample cabinet and counter space, making meal prep easy and convenient. A large in-suite storage room is located near the entry for added practicality. Situated close to public transportation, shopping, schools, and with quick access to the Anthony Henday, this location is both convenient and connected. Don't miss this opportunity to own in a well-established community!

Built in 1981

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4447900  |
| Price      | \$124,900 |
| Bedrooms   | 2         |
| Bathrooms  | 1.00      |
| Full Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 956                    |
| Acres          | 0.00                   |
| Year Built     | 1981                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 203 1628 48 Street |
| Area        | Edmonton           |
| Subdivision | Pollard Meadows    |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6L 5P2            |

### Amenities

|           |                                                                                                                      |
|-----------|----------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, Intercom, Parking-Extra, Parking-Plug-Ins, Parking-Visitor, Patio, Storage-In-Suite, See Remarks |
| Parking   | Stall                                                                                                                |

### Interior

|              |                                                                               |
|--------------|-------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric, Window Coverings |
| Heating      | Hot Water, Natural Gas                                                        |
| # of Stories | 4                                                                             |
| Stories      | 1                                                                             |
| Has Basement | Yes                                                                           |
| Basement     | None, No Basement                                                             |

### Exterior

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

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 14th, 2025 |
| Days on Market | 39              |
| Zoning         | Zone 29         |
| Condo Fee      | \$552           |

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 22nd, 2025 at 12:32am MDT