

## \$345,000 - 66 13320 124 Street, Edmonton

MLS® #E4457837

**\$345,000**

2 Bedroom, 1.00 Bathroom, 1,039 sqft

Condo / Townhouse on 0.00 Acres

Kensington, Edmonton, AB

Welcome to Shepard's Meadow located in the community of Kensington. This move in ready +55 complex is waiting for you. With just over 1000 sqft of living area on the main floor this home features 2 bedrooms and one 4 pce bathroom. The current owner will include bathtub safety grab bar & portable reclining bathtub lift with rechargeable remote control. There is no carpet on the main floor, the flooring is hardwood and LVP. The basement is fully finished, carpeted and features a large storage area and family room. Did I mention the drywalled attached double garage? The attic insulation in the home and garage have been upgraded to R40. New HWT 2024. The unit is located on the corner and features an oversized deck. Quiet and serene describes the vibe you get living in the complex. Conveniently located within walking distance to many amenities, shopping and transportation.

Built in 1998

### Essential Information

MLS® #	E4457837
Price	\$345,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1



Square Footage	1,039
Acres	0.00
Year Built	1998
Type	Condo / Townhouse
Sub-Type	Detached Condominium
Style	Bungalow
Status	Active

### Community Information

Address	66 13320 124 Street
Area	Edmonton
Subdivision	Kensington
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 5B7

### Amenities

Amenities	Closet Organizers, Deck, No Animal Home, No Smoking Home, Parking-Visitor, Vinyl Windows
Parking	Double Garage Attached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Corner Lot, Low Maintenance Landscape, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	September 15th, 2025
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Days on Market	2
Zoning	Zone 01
Condo Fee	\$375

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Listing information last updated on September 17th, 2025 at 3:32pm MDT