

\$190,000 - 111 2011 137 Avenue, Edmonton

MLS® #E4427098

\$190,000

2 Bedroom, 1.00 Bathroom, 879 sqft
Condo / Townhouse on 0.00 Acres

Kernohan, Edmonton, AB

Enjoy retirement living at Valleyview Point!
This exceptional 40+ concrete-built complex offers stunning views of the North Saskatchewan River, valley trails & Hermitage Park. Enjoy an active, maintenance-free lifestyle with fantastic amenities: social room with outdoor terrace, fitness center, library, craft room, workshop & car wash. This spacious 2-bedroom unit features laminate flooring throughout, a bright U-shaped kitchen, in-suite laundry, walk-in closet & private patio. Main floor unit gives easy access in case of emergency. Underground parking & storage included. A quiet, secure building with beautifully landscaped grounds, just steps from nature. Currently 40+, transitioning to 55+ in 2033. A must-see opportunity for downsizers seeking comfort & convenience!

Built in 1995

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4427098 |
| Price | \$190,000 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 879 |
| Acres | 0.00 |
| Year Built | 1995 |



| | |
|----------|------------------------|
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 111 2011 137 Avenue |
| Area | Edmonton |
| Subdivision | Kernohan |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5A 4W2 |

Amenities

| | |
|----------------|--|
| Amenities | Car Wash, Deck, Exercise Room, Party Room, Secured Parking, Security Door, Vinyl Windows, Workshop, Storage Cage |
| Parking Spaces | 1 |
| Parking | Heated, Underground |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | Baseboard, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Concrete, Stucco |
| Exterior Features | Backs Onto Park/Trees, Environmental Reserve, Public Swimming Pool, Public Transportation, River Valley View, Shopping Nearby |
| Roof | Metal |
| Construction | Concrete, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 23rd, 2025 |
| Days on Market | 24 |

| | |
|-----------|---------|
| Zoning | Zone 35 |
| Condo Fee | \$457 |

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Listing information last updated on April 16th, 2025 at 8:02am MDT