

## \$159,900 - 206 15506 106 Street, Edmonton

MLS® #E4452765

**\$159,900**

2 Bedroom, 2.00 Bathroom, 866 sqft

Condo / Townhouse on 0.00 Acres

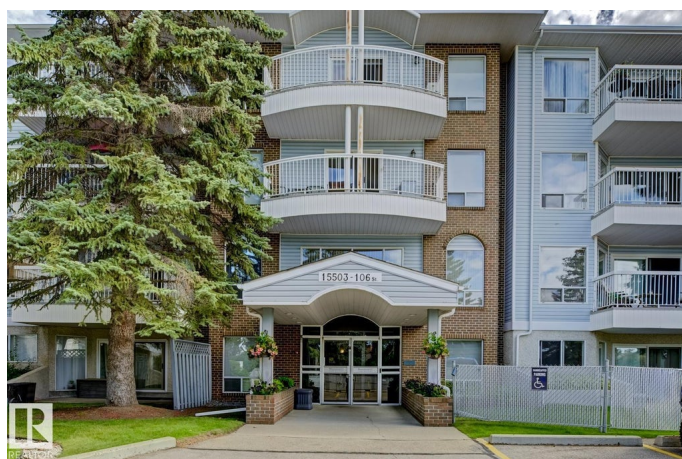
Beaumaris, Edmonton, AB

Location! The location here is great! You have easy access to Beaumaris Lake which offers stunning views, wildlife, safe & updated paths for walking, biking, rollerblading or jogging. It comes with one outdoor parking stall, 2 bedrooms, 2 bathrooms plus an open concept living & dining area. The kitchen is spacious with newer appliances (within the last 3-4 years) and there is In-Suite Laundry!. This unit is well maintained & looked after. There is a social room, gym, & library. The monthly condo contribution fee includes; Cable, Heat, Water, Sewer, Snow & Trash Removal, common area janitorial, reserve fund, building maintenance. It's perfect for a first time home buyer or investor looking for a rental unit. It is a must see.

Built in 1990

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4452765  |
| Price          | \$159,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 866       |
| Acres          | 0.00      |
| Year Built     | 1990      |



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

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 206 15506 106 Street |
| Area        | Edmonton             |
| Subdivision | Beaumaris            |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5X 5W7              |

### Amenities

|                |                                                                                                               |
|----------------|---------------------------------------------------------------------------------------------------------------|
| Amenities      | Closet Organizers, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Patio |
| Parking Spaces | 1                                                                                                             |
| Parking        | Stall                                                                                                         |

### Interior

|                   |                                                                                                                      |
|-------------------|----------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                     |
| Appliances        | Air Conditioner-Window, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Hot Water, Natural Gas                                                                                               |
| # of Stories      | 4                                                                                                                    |
| Stories           | 1                                                                                                                    |
| Has Basement      | Yes                                                                                                                  |
| Basement          | None, No Basement                                                                                                    |

### Exterior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                          |
| Exterior Features | Fenced, Landscaped, Paved Lane, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                            |
| Construction      | Wood, Brick, Vinyl                                                          |
| Foundation        | Concrete Perimeter                                                          |

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | August 13th, 2025 |
|-------------|-------------------|

|                |         |
|----------------|---------|
| Days on Market | 7       |
| Zoning         | Zone 27 |
| Condo Fee      | \$578   |

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 20th, 2025 at 1:17pm MDT