

\$339,000 - 12 13217 155 Avenue, Edmonton

MLS® #E4454884

\$339,000

3 Bedroom, 3.00 Bathroom, 1,249 sqft
Condo / Townhouse on 0.00 Acres

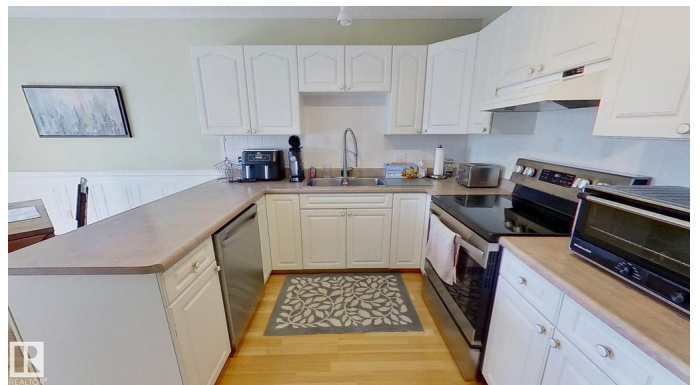
Oxford, Edmonton, AB

Welcome to this well-maintained 2+1 bedroom, 3 bathroom home offering 1248 sq ft of comfortable living space in the desirable community of Oxford. Designed for 50+ adults, this property provides a quiet and friendly setting with convenient access to nearby shopping, restaurants, and essential amenities. The main level features a bright and functional layout with an open living area, updated laminate flooring, and brand new appliances in the kitchen. The primary bedroom includes a private ensuite, while the second bedroom provides flexibility for guests or a home office. The fully developed basement adds valuable living space with an additional bedroom, bathroom, and recreation area. An attached garage ensures secure parking and extra storage. Enjoy a low-maintenance lifestyle in a sought-after location, perfect for downsizing or retirement living.

Built in 1993

Essential Information

MLS® #	E4454884
Price	\$339,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3



Square Footage	1,249
Acres	0.00
Year Built	1993
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	Bungalow
Status	Active

Community Information

Address	12 13217 155 Avenue
Area	Edmonton
Subdivision	Oxford
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 1E6

Amenities

Amenities	Carbon Monoxide Detectors, Deck, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Social Rooms, Television Connection, Vaulted Ceiling, Vinyl Windows
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Hood Fan, Humidifier-Power(Furnace), Refrigerator, Stove-Electric, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 27th, 2025
Days on Market	40
Zoning	Zone 27
Condo Fee	\$465

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 October 6th, 2025 at 2:32am MDT