

\$92,000 - 104 11324 97 Street, Edmonton

MLS® #E4444482

\$92,000

2 Bedroom, 1.00 Bathroom, 776 sqft

Condo / Townhouse on 0.00 Acres

Spruce Avenue, Edmonton, AB

Well-Maintained Condo in Desirable Spruce Avenue! This bright and spacious unit features a perfect layout with TWO LARGE bedrooms and TONS of storage, including oversized closets plus a walk-in storage room. Enjoy the modern kitchen with an additional island, newer flooring throughout, and large windows that flood the space with natural light. Relax on your private balcony in a quiet, well-kept building. Located just minutes from Downtown, NAIT, MacEwan University, and major transit routes, this is an ideal spot for students, professionals, or anyone looking for convenience and comfort. A beautiful space you'll be proud to call home!

Built in 1981

Essential Information

| | |
|----------------|-------------------|
| MLS® # | E4444482 |
| Price | \$92,000 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 776 |
| Acres | 0.00 |
| Year Built | 1981 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |



| | |
|--------|------------------------|
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 104 11324 97 Street |
| Area | Edmonton |
| Subdivision | Spruce Avenue |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5G 1X4 |

Amenities

| | |
|----------------|--|
| Amenities | On Street Parking, Deck, Intercom, No Animal Home, No Smoking Home |
| Parking Spaces | 1 |
| Parking | Stall |

Interior

| | |
|--------------|---|
| Appliances | Oven-Microwave, Refrigerator, Stove-Electric, Curtains and Blinds |
| Heating | Hot Water, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 26th, 2025 |
| Days on Market | 35 |
| Zoning | Zone 08 |
| Condo Fee | \$563 |

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Listing information last updated on July 30th, 2025 at 11:47pm MDT