

## \$199,900 - 2 3812 20 Avenue, Edmonton

MLS® #E4450127

**\$199,900**

3 Bedroom, 1.50 Bathroom, 1,048 sqft

Condo / Townhouse on 0.00 Acres

Daly Grove, Edmonton, AB

Great townhouse in a fantastic location close to schools. Sunken living room with fireplace with bright, south facing windows that open onto your fenced back yard, great for kids playing and BBQ's. Kitchen was renovated in 2012. Half bath on the main floor. Upper floor has 3 bedrooms and a full bath. Basement is unfinished with a washing machine and dryer. Current state requires someone not afraid to clean up and put their own sweat equity to bring it back up to top shape.

Built in 1980

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4450127          |
| Price          | \$199,900         |
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,048             |
| Acres          | 0.00              |
| Year Built     | 1980              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |



## Community Information

|             |                  |
|-------------|------------------|
| Address     | 2 3812 20 Avenue |
| Area        | Edmonton         |
| Subdivision | Daly Grove       |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6L 4B2          |

## Amenities

|                |                    |
|----------------|--------------------|
| Amenities      | Off Street Parking |
| Parking Spaces | 1                  |
| Parking        | Stall              |

## Interior

|              |                                                |
|--------------|------------------------------------------------|
| Appliances   | Refrigerator, Stove-Electric, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                      |
| Fireplace    | Yes                                            |
| Fireplaces   | Brick Facing                                   |
| Stories      | 2                                              |
| Has Basement | Yes                                            |
| Basement     | Full, Unfinished                               |

## Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior          | Wood, Stucco              |
| Exterior Features | Fenced, Playground Nearby |
| Roof              | Asphalt Shingles          |
| Construction      | Wood, Stucco              |
| Foundation        | Concrete Perimeter        |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 28th, 2025 |
| Days on Market | 23              |
| Zoning         | Zone 29         |
| Condo Fee      | \$266           |

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 1:32pm MDT