

## \$219,900 - 401 6925 199 Street, Edmonton

MLS® #E4447949

**\$219,900**

2 Bedroom, 2.00 Bathroom, 842 sqft

Condo / Townhouse on 0.00 Acres

Glastonbury, Edmonton, AB

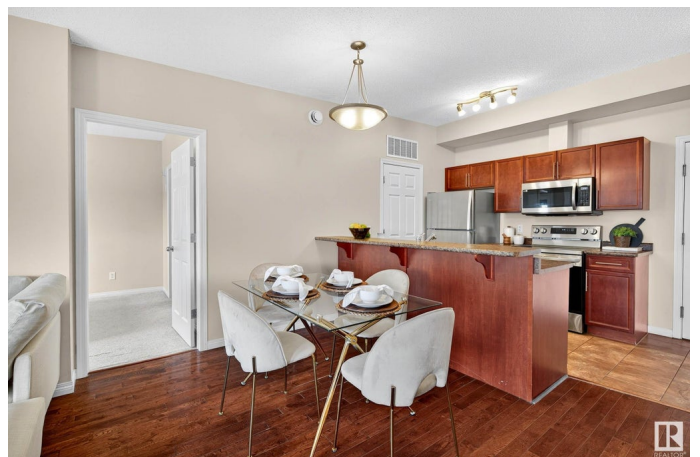
INCREDIBLE OPPORTUNITY for 1st time buyers & investors in the heart of Glastonbury. Terra Sol Court welcomes you to this TOP FLOOR Condo Suite featuring 2 large bedrooms (each has WIC), 2x4pc bathrooms & plenty of charm! Wonderful, vaulted living area with hardwood floors is bright & airy PLUS has balcony access for additional entertaining space this summer. Kitchen showcases SS appliances, lots of cabinetry, eat-on peninsula & is adjacent to in-suite laundry/storage room. Assigned underground heated parking stall with caged storage & visitor parking. Well maintained complex has exercise room, social room & reasonable condo fees that include heat & water. Complex is fabricated with concrete, steel & fiber cement for elevated sound reduction. Heat pump provides both heat & cooling system. Excellent location with parks, trails, transit, shopping, Costco, River Cree Casino & Anthony Henday are all just a hop away. Donâ€™t let this great unit slip away! MUST SEE!

Built in 2007

### Essential Information

MLS® # E4447949

Price \$219,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 842                    |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 401 6925 199 Street |
| Area        | Edmonton            |
| Subdivision | Glastonbury         |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5T 3X8             |

### Amenities

|                |                                                                                                                                                                                                                    |
|----------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Detectors Smoke, Exercise Room, Intercom, Parking-Visitor, Party Room, Secured Parking, Social Rooms, Sprinkler System-Fire, Storage-In-Suite, Television Connection, Vaulted Ceiling, Vinyl Windows, Storage Cage |
| Parking Spaces | 1                                                                                                                                                                                                                  |
| Parking        | Heated, Underground                                                                                                                                                                                                |

### Interior

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

### Exterior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Exterior          | Steel, Fiber Cement                                                                                               |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                  |
| Construction      | Steel, Fiber Cement                                                                                               |
| Foundation        | Concrete Perimeter                                                                                                |

### **Additional Information**

Date Listed            July 16th, 2025

Days on Market      16

Zoning                Zone 58

Condo Fee            \$414

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 1st, 2025 at 8:03pm MDT