

## \$249,900 - 142 Lee Ridge Road, Edmonton

MLS® #E4435392

**\$249,900**

3 Bedroom, 1.50 Bathroom, 1,390 sqft

Condo / Townhouse on 0.00 Acres

Lee Ridge, Edmonton, AB

ATTENTION FIRST TIME HOME BUYERS & INVESTORS! This conveniently located & excellent floor plan with 3 bedrooms and 1.5 baths is a must see! Vaulted living room ceilings, bright spaces and attached garage! Your very own yard with french doors to the deck! Why rent when you can purchase and start building equity while having enough space for everyone (and your car will be warm during the winter!). Located near schools, a Montessori center and more! The rec centre can be reached with the accessibly transit nearby! \*some images virtually staged\*

Built in 1975

### Essential Information

MLS® #	E4435392
Price	\$249,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,390
Acres	0.00
Year Built	1975
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey



Status	Active
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### Community Information

Address	142 Lee Ridge Road
Area	Edmonton
Subdivision	Lee Ridge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6K 0M9

### Amenities

Amenities	Deck, Secured Parking, Storage-In-Suite, See Remarks
Parking Spaces	2
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

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

### School Information

Elementary	Lee Ridge School
Middle	Edith Rogers School
High	W. P. Wagner School

### Additional Information

Date Listed	May 8th, 2025
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Days on Market	3
Zoning	Zone 29
Condo Fee	\$300

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Listing information last updated on May 11th, 2025 at 5:02pm MDT