

## \$155,000 - 304 636 Mcallister Loop, Edmonton

MLS® #E4446368

**\$155,000**

1 Bedroom, 1.00 Bathroom, 652 sqft

Condo / Townhouse on 0.00 Acres

Macewan, Edmonton, AB

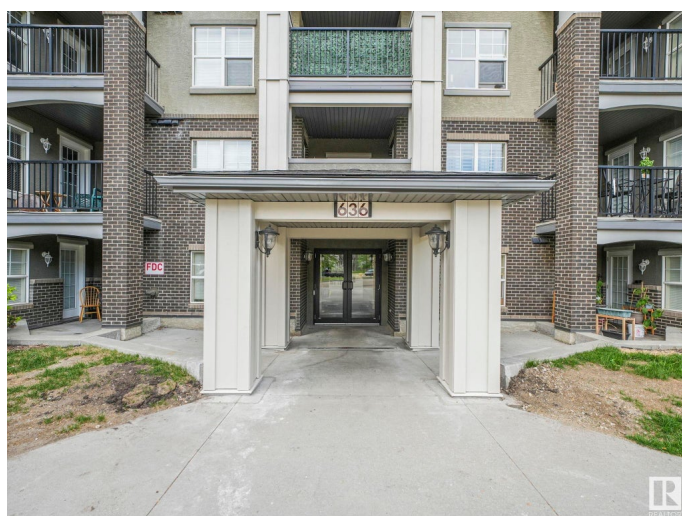
### INVESTOR & FIRST-TIME BUYER ALERT!

This well-maintained 1-bedroom, 1-bath condo offers 650 sq ft of comfortable living space on the third floor. Unbeatable value with condo fees covering heat, water, and electricity! The open-concept layout features in-suite laundry, a private covered balcony with a natural gas BBQ hookup, and a heated underground parking stall. The pet-friendly building with board approval. Enjoy quick access to Anthony Henday Drive, public transit, schools, and shoppingâ€”everything you need right at your doorstep. A perfect combination of convenience, comfort, and affordabilityâ€”donâ€™t miss it!

Built in 2003

### Essential Information

MLS® #	E4446368
Price	\$155,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	652
Acres	0.00
Year Built	2003
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment



Style	Single Level Apartment
Status	Active

### Community Information

Address	304 636 Mcallister Loop
Area	Edmonton
Subdivision	Macewan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1N4

### Amenities

Amenities	Parking-Visitor, Patio, Secured Parking, Security Door, Sprinkler System-Fire
Parking Spaces	1
Parking	Underground

### Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, See Remarks

### Exterior

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

### Additional Information

Date Listed	July 7th, 2025
Days on Market	1
Zoning	Zone 55
Condo Fee	\$468

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 July 8th, 2025 at 3:32pm MDT