

# **\$174,900 - 904 10135 Saskatchewan Drive, Edmonton**

MLS® #E4431707

**\$174,900**

1 Bedroom, 1.00 Bathroom, 719 sqft

Condo / Townhouse on 0.00 Acres

Strathcona, Edmonton, AB

The greatest views the city has to offer! This 9th-floor condo boasts panoramic views of the entire River Valley and Downtown. Perfectly situated right on Saskatchewan Drive, the Cranleigh Tower has it all—just steps from ravine trails, parks, and recreation centres, as well as the shopping, restaurants, and nightlife of Whyte Avenue. Not to mention the indoor pool, sauna, and exercise room! This unit is well-appointed and laid out for easy, move-in-ready living. The updated kitchen is bright with ample storage and counter space, stainless steel appliances and it opens up to the dining area and large living room with floor-to-ceiling windows. The primary suite is spacious with a big window and an oversized closet. A full 4-piece bathroom and a huge storage room complete the living space. Underground parking stall included! Exceptional value that must be seen!

Built in 1973

## **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | E4431707  |
| Price          | \$174,900 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 719       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1973                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Apartment High Rise    |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 904 10135 Saskatchewan Drive |
| Area        | Edmonton                     |
| Subdivision | Strathcona                   |
| City        | Edmonton                     |
| County      | ALBERTA                      |
| Province    | AB                           |
| Postal Code | T6E 4Y9                      |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Exercise Room, Intercom, Parking-Visitor, Pool-Indoor, Sauna; Swirlpool; Steam, Secured Parking, Security Door, Storage-In-Suite |
| Parking Spaces | 1  |
| Parking        | Stall, Underground   |
| Has Pool       | Yes  |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric, Window Coverings |
| Heating      | Baseboard, Water  |
| # of Stories | 22  |
| Stories      | 1   |
| Has Basement | Yes   |
| Basement     | None, No Basement   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Concrete  |
| Exterior Features | Golf Nearby, Park/Reserve, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Ravine View, River Valley View, River View, Schools, Shopping Nearby, View City, View Downtown, See Remarks |
| Roof              | Tar & Gravel  |
| Construction      | Concrete  |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 18th, 2025  
Days on Market                14  
Zoning                              Zone 15  
Condo Fee                        \$519

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