

## \$325,000 - 1202 10909 103 Avenue, Edmonton

MLS® #E4451979

**\$325,000**

2 Bedroom, 2.00 Bathroom, 1,097 sqft  
Condo / Townhouse on 0.00 Acres

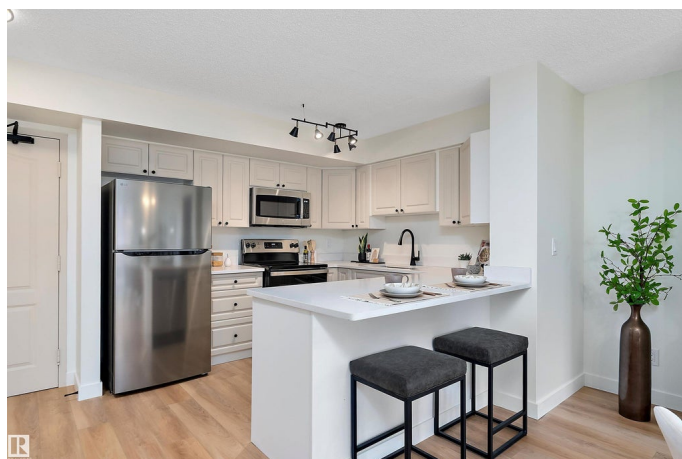
Downtown (Edmonton), Edmonton, AB

Freshly renovated top to bottom! Edmonton's top interior designer selected finishings and colour palette for a modern update. Brand new kitchen appliances, vinyl plank flooring with zero transitions, lighting, quartz countertops and black hardware. This spacious 2 bed 2 bath unit presents immaculately. Stunning views of downtown from the private balcony, as well as from inside the unit. Laundry is conveniently situated inside the suite. Stay cool on these hot summer days with central air conditioning. All utilities, except electricity, included in the reasonable condo fee. Enjoy building amenities including fitness room and secure bike storage on the main floor. This unit comes with one titled parking stall in the secure underground parkade. Plenty of street parking and visitor parking for your guests. Steps away from groceries, MacEwan University, entertainment and Rogers Place. Come experience premium downtown living in this well-managed condo!

Built in 2004

### Essential Information

MLS® #	E4451979
Price	\$325,000
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	1,097
Acres	0.00
Year Built	2004
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

### Community Information

Address	1202 10909 103 Avenue
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2W7

### Amenities

Amenities	Air Conditioner, Closet Organizers, Detectors Smoke, Exercise Room, No Smoking Home, Parking-Visitor
Parking Spaces	1
Parking	Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-1, Natural Gas
# of Stories	17
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Brick, Stucco
Exterior Features	Public Transportation, Schools, Shopping Nearby, View Downtown, See Remarks
Roof	Tar & Gravel

Construction	Concrete, Brick, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	August 8th, 2025
Days on Market	3
Zoning	Zone 12
Condo Fee	\$552

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Listing information last updated on August 11th, 2025 at 6:32pm MDT