

## \$269,000 - 10516 108 Avenue, Edmonton

MLS® #E4454355

**\$269,000**

3 Bedroom, 2.50 Bathroom, 1,365 sqft  
Condo / Townhouse on 0.00 Acres

Central Mcdougall, Edmonton, AB

Modern Corner Townhouse in Central MacDougall – Steps from Downtown & Schools. Welcome to this spacious corner-unit townhouse in the heart of MacDougall, ideally located within walking distance to NAIT, MacEwan University, the LRT, and downtown Edmonton. Perfect for students, professionals, or families seeking convenience and comfort, this home offers the best of central living. Inside, you’ll find three bedrooms, four bathrooms, and a versatile flex room in the basement that can be used as an office, gym, or guest space. The main level features an open layout with a bright living area, a functional kitchen, and easy access to your private backyard and deck. This home blends practicality with location – making it a fantastic opportunity for investors, students, or anyone looking to enjoy vibrant city living.

Built in 2003

### Essential Information

MLS® #	E4454355
Price	\$269,000
Bedrooms	3
Bathrooms	2.50
Full Baths	1
Half Baths	3
Square Footage	1,365



Acres	0.00
Year Built	2003
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	10516 108 Avenue
Area	Edmonton
Subdivision	Central Mcdougall
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5H 4M8

### Amenities

Amenities	See Remarks
Parking	Front Drive Access

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	No Through Road, Playground Nearby, Public Transportation, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	August 22nd, 2025
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Days on Market	1
Zoning	Zone 08
Condo Fee	\$381

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