## \$209,000 - 903 10319 111 Street, Edmonton

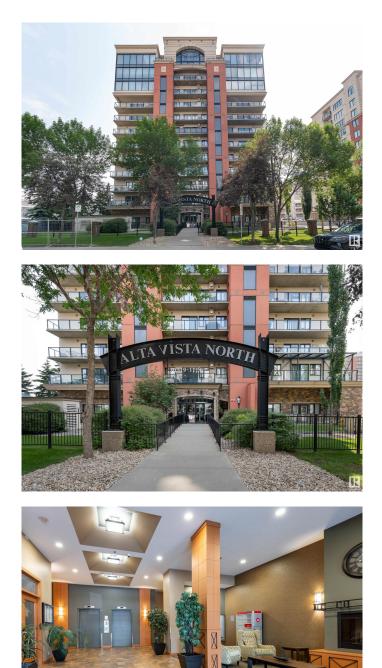
MLS® #E4443452

## \$209,000

2 Bedroom, 1.00 Bathroom, 702 sqft Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Experience urban living at its finest in this bright and beautiful unit, perfectly situated directly across from Grant MacEwan. Enjoy the vibrant downtown lifestyle with everything within easy reach. This unit features a 9' ceiling, 1 bedroom plus a den (which can serve as a legal bedroom), a 4pc bathroom, a spacious walk-in pantry/storage, and hardwood floors (no carpet!). The kitchen boasts ample cabinet space and stainless steel appliances. For your convenience, the unit also includes in-suite laundry, A/C for summer comfort, and a private balcony. This well-managed 18+ building is pet-friendly and offers excellent amenities, including a gym, social room, guest suite, and bike wash station. You'll be within walking distance of a wide array of wonderful restaurants, cafes, shopping, and attractions such as the Ice District, Brewery District, River Valley, and a golf course. Public transit, including the LRT, and the University of Alberta are also easily accessible. Condo fees cover heat, water, and gas.



Built in 2005

## **Essential Information**

MLS® #	E4443452
Price	\$209,000

Bedrooms	2			
Bathrooms	1.00			
Full Baths	1			
Square Footage	702			
Acres	0.00			
Year Built	2005			
Туре	Condo / Townhouse			
Sub-Type	Apartment High Rise			
Style	Single Level Apartment			
Status	Active			
Community Information				
Address	903 10319 111 Street			
Area	Edmonton			
Subdivision	Downtown (Edmonton)			
City	Edmonton			
County	ALBERTA			
Province	AB			
Postal Code	T5K 0A2			
Amenities				
Amenities	On Street Parking, Air Conditioner, Ceiling 9 ft., Exercise Room, Guest Suite, Parking-Visitor, Party Room, Secured Parking, Social Rooms, Sprinkler System-Fire, Vinyl Windows			
Parking Spaces	1			
Parking	Heated, Parkade, Underground			
Interior				
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings			
Heating	Forced Air-1, Natural Gas			
# of Stories	12			
Stories	1			
Has Basement	Yes			
Basement	None, No Basement			
Exterior				
Exterior	Concrete, Brick, Stucco			

Exterior	Concrete, Brick, Stucco
Exterior Features	Flat Site, Golf Nearby, Landscaped, Level Land, Public Transportation,

	Recreation Use, Schools, Shopping Nearby, View City, View Downtown
Roof	Tar & Gravel
Construction	Concrete, Brick, Stucco
Foundation	Concrete Perimeter

## **Additional Information**

Date Listed	June 20th, 2025
Days on Market	27
Zoning	Zone 12
Condo Fee	\$485

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Listing information last updated on July 17th, 2025 at 4:02am MDT