

## \$394,900 - 801 9720 106 Street, Edmonton

MLS® #E4406735

**\$394,900**

2 Bedroom, 2.00 Bathroom, 1,026 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Located in the exceptional Symphony Tower, this is the Mozart residence offers 2 bedrooms & 2 full bathrooms with over 1000 sq ft of living space. Massive windows overlook the beautiful Legislature grounds with North and West exposure. The floorplan is bright, open, and spacious. The bedrooms are on opposite sides (excellent for roommates) and the primary offers a luxurious ensuite with his and her sinks plus a large shower and tub. Building amenities include a private lounge, Fitness Centre, and pedway with direct access to the government district and Legislature Building.

Built in 2018

### Essential Information

MLS® #	E4406735
Price	\$394,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,026
Acres	0.00
Year Built	2018
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active



## Community Information

Address	801 9720 106 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 0K8

## Amenities

Amenities	Air Conditioner, Car Wash, Closet Organizers, Exercise Room, No Smoking Home, Parking-Visitor, Social Rooms
Parking	Heated, Underground

## Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer
Heating	Heat Pump, Natural Gas
# of Stories	27
Stories	1
Has Basement	Yes
Basement	None, No Basement

## Exterior

Exterior	Concrete, Brick, Stucco
Exterior Features	Golf Nearby, Landscaped, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, See Remarks
Roof	EPDM Membrane
Construction	Concrete, Brick, Stucco
Foundation	Concrete Perimeter

## School Information

Elementary	Holy Child Catholic
Middle	McKernan School
High	Strathcona High School

## Additional Information

Date Listed	September 17th, 2024
Days on Market	213

Zoning                      Zone 12

RE / Bank Owned    Yes

Condo Fee                \$586

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