# \$419,900 - 208 10009 102 Avenue, Edmonton

MLS® #E4417271

#### \$419,900

1 Bedroom, 2.00 Bathroom, 1,092 sqft Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

**OUTSTANDING LOCATION! This Churchill** Exchange condo is located in the heart of Edmonton, steps from Ice District, The Winspear, Art Gallery, 104th Street Farmer's Market & Churchill Square. Almost 1300 sq ft of living space including the spacious balcony. This one bedroom plus loft condo is in a gorgeous historical, art deco building. Enjoy 16' open beam ceiling and exposed brick. Open stairway to the loft level with a 4 pce ensuite. The main floor features a bright kitchen with granite countertops and stainless steel appliances, an open living room with gas fireplace and large second bedroom. Massive windows make this a beautiful bright condo. There's a huge balcony off the living room and a shared roof top deck with amazing views of the city. Underground, secured parking is heated! The ultimate Downtown location in a quiet concrete building!

Built in 1941

## **Essential Information**

MLS® # E4417271 Price \$419.900

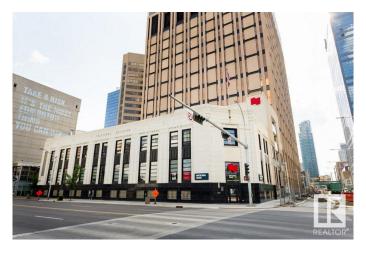
Bedrooms 1

Bathrooms 2.00

Full Baths 2







Square Footage 1,092 Acres 0.00 Year Built 1941

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

## **Community Information**

Address 208 10009 102 Avenue

Area Edmonton

Subdivision Downtown (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T5J 5B6

#### **Amenities**

Amenities Air Conditioner, No Smoking Home, Secured Parking, Security Door,

Storage-Locker Room, See Remarks

Parking Underground

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, See

Remarks

Heating Forced Air-1, Natural Gas

Fireplace Yes
Fireplaces Mantel

# of Stories 3

Stories 2

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Concrete, Stone

Exterior Features Public Transportation, Shopping Nearby, View City, View Downtown,

See Remarks

Roof Tar & amp; Gravel

Construction Concrete, Stone

Foundation Concrete Perimeter

### **Additional Information**

Date Listed January 7th, 2025

Days on Market 101

Zoning Zone 12

Condo Fee \$794

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 18th, 2025 at 1:17pm MDT