

## \$209,999 - 402 10503 98 Avenue, Edmonton

MLS® #E4429867

### \$209,999

2 Bedroom, 2.00 Bathroom, 932 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Wake up to stunning sunrises from your east-facing balcony as you sip your morning coffee in this freshly painted 2-bedroom, 2-bath condo. Brand new carpets in the bedrooms and an updated interior, including new toilets, bathroom fixtures, lighting, and hot water tank make this condo move in ready. This home is designed for convenience, featuring central AC, a full-size washer and dryer, underground parking, plus the included BBQ makes outdoor grilling effortless! Short-term rentals permitted? Yes! Pet-friendly? Absolutely! Located just minutes from downtown, it's easy to pop home for lunch and take your pup for a quick walk. Don't miss your chance to own this stylish, well-maintained condo with unbeatable space and a healthy reserve fund.

Built in 2005

### Essential Information

MLS® #	E4429867
Price	\$209,999
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	932
Acres	0.00
Year Built	2005



Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Multi Level Apartment
Status	Active

### Community Information

Address	402 10503 98 Avenue
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 0B2

### Amenities

Amenities	Air Conditioner, Natural Gas BBQ Hookup
Parking	Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Intercom, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
# of Stories	7
Stories	7
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Golf Nearby, Public Transportation, Shopping Nearby, Ski Hill Nearby, See Remarks
Roof	Unknown
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 9th, 2025
Days on Market	11

Zoning	Zone 12
Condo Fee	\$513

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