

## \$499,900 - 118 10309 107 Street, Edmonton

MLS® #E4459167

**\$499,900**

2 Bedroom, 2.00 Bathroom, 1,776 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

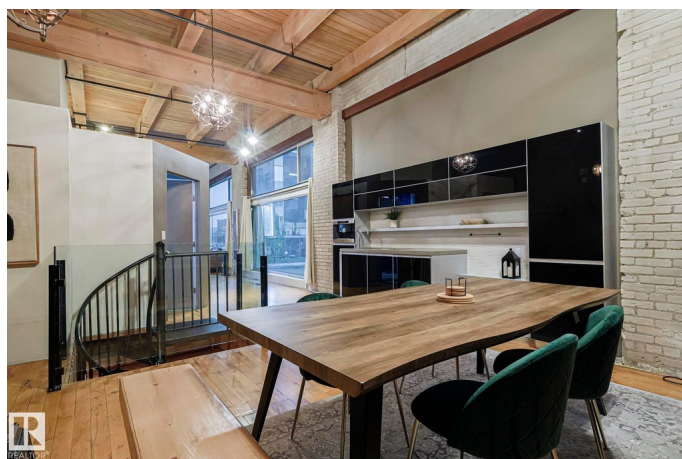
### MODERN URBAN LOFT STYLE

ARCHITECTURE. If your are looking for unique space in the heart of Downtown, this loft is a must see. Over 1,776 sq ft on two levels of fully developed contemporary living space featuring exposed brick, concrete, 13 foot ceilings, hardwood floors, in-suite laundry, and more. Total of two bedrooms, two bathrooms. Stylish kitchen with concrete countertops and modern cabinets. Underground heated and secured parking. Walking distance to hockey arena, restaurants, farmers market, and Ice District with future LRT station conveniently located next to the building.

Built in 1928

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4459167          |
| Price          | \$499,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,776             |
| Acres          | 0.00              |
| Year Built     | 1928              |
| Type           | Condo / Townhouse |
| Sub-Type       | Lowrise Apartment |



|        |        |
|--------|--------|
| Style  | Loft   |
| Status | Active |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 118 10309 107 Street |
| Area        | Edmonton             |
| Subdivision | Downtown (Edmonton)  |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5J 1K3              |

### Amenities

|                |                                                       |
|----------------|-------------------------------------------------------|
| Amenities      | Secured Parking, Security Door, Sprinkler System-Fire |
| Parking Spaces | 1                                                     |
| Parking        | Heated, Underground                                   |

### Interior

|              |                                                                                                                                            |
|--------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings, Oven Built-In-Two |
| Heating      | Fan Coil, Natural Gas                                                                                                                      |
| # of Stories | 2                                                                                                                                          |
| Stories      | 2                                                                                                                                          |
| Has Basement | Yes                                                                                                                                        |
| Basement     | Full, Finished                                                                                                                             |

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Block, Brick                                                       |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Tar & Gravel                                                       |
| Construction      | Block, Brick                                                       |
| Foundation        | Concrete Perimeter                                                 |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 24th, 2025 |
| Days on Market | 12                   |
| Zoning         | Zone 12              |
| Condo Fee      | \$827                |

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Listing information last updated on October 6th, 2025 at 2:17am MDT