

Courtesy Of Erin Holowach Of ComFree

# \$197,100 - 22 10331 106 Street, Edmonton

MLS® #E4414076

**\$197,100**

2 Bedroom, 2.00 Bathroom, 958 sqft  
Condo / Townhouse on 0.00 Acres

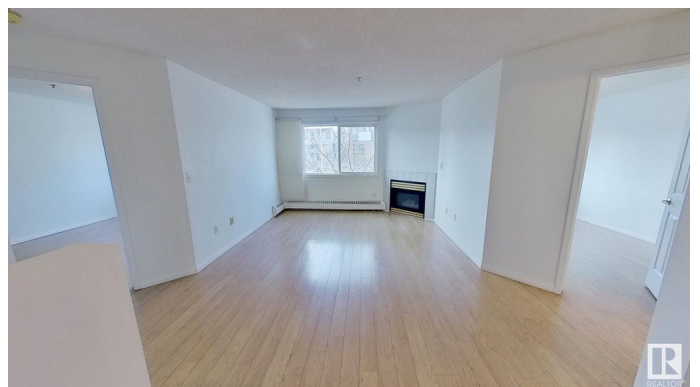
Downtown (Edmonton), Edmonton, AB

2 bedroom 2 bath condo in the heart of Downtown Edmonton. Steps away from MacEwan University. Easy access to Rogers place, transit, restaurants, shopping, bike lanes, and the new Warehouse Park (currently under construction). Located on the second floor. Features a master bedroom with walk through closet and full bath. Second bedroom is on the opposite side of the condo and is right next to the second full bath. Gas fireplace in bright and open central living area. Includes five appliances (stove, fridge, built in dishwasher, stacking washer and dryer). Includes a titled, heated underground parking space. Suitable for students, downtown workers, or as a rental property. Condo complex has an elevator, and features a secure interior courtyard with seating, green space, a barbecue area, picnic tables, and a bike rack.

Built in 1993

## Essential Information

MLS® #	E4414076
Price	\$197,100
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	958



Acres	0.00
Year Built	1993
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	22 10331 106 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5J 1H8

### **Amenities**

Amenities	Detectors Smoke, No Animal Home, No Smoking Home, Secured Parking, Security Door, Sprinkler System-Fire, Storage-Locker Room, Vinyl Windows
Parking	Heated, Parkade

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Baseboard, Combination
Fireplace	Yes
Fireplaces	Corner
# of Stories	3
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Paved Lane, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco

Foundation            Concrete Perimeter

**Additional Information**

Date Listed            November 19th, 2024

Days on Market      137

Zoning                Zone 12

Condo Fee            \$440

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 5th, 2025 at 8:17pm MDT