

# **\$149,000 - 416 10118 106 Avenue, Edmonton**

MLS® #E4433242

**\$149,000**

1 Bedroom, 1.00 Bathroom, 595 sqft

Condo / Townhouse on 0.00 Acres

Central Mcdougall, Edmonton, AB

Experience vibrant downtown living! This modern one bedroom condo offers 600 sqft of smartly designed space filled with natural light. The open-concept living area impresses with its lofty ceilings and expansive windows, creating a bright and spacious atmosphere. The kitchen is appointed with honey-toned cabinetry, stainless steel appliances, gorgeous counters & functional island ideal for casual meals or entertaining. Light coloured flooring and clean lines add to the contemporary vibe. The generous bedroom features built-in closet organizers with stylish frosted glass doors. Whether you're heading to Rogers Place for a game, catching a concert, or enjoying the restaurants and nightlife nearby, you'll love having it all just steps away. Close to MacEwan University and the Ice District, this unbeatable location is perfect for students, professionals, or anyone looking to live the downtown lifestyle! Short term rental is allowed, and pets allowed (with board approval)

Built in 2007

## **Essential Information**

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Price \$149,000

Bedrooms 1



Bathrooms	1.00
Full Baths	1
Square Footage	595
Acres	0.00
Year Built	2007
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	416 10118 106 Avenue
Area	Edmonton
Subdivision	Central Mcdougall
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5H 0B8

### Amenities

Amenities	Off Street Parking, Air Conditioner, Parking-Visitor, Vinyl Windows
Parking	Underground

### Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Commercial, Landscaped, Public Transportation, Shopping Nearby, View Downtown

Roof	Flat
Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 29th, 2025
Days on Market	48
Zoning	Zone 08
Condo Fee	\$392

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