

## \$212,500 - 1604 10303 105 Street, Edmonton

MLS® #E4460103

### \$212,500

2 Bedroom, 1.00 Bathroom, 770 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

770 sq.ft. condo on the 16th floor facing east, overlooking ICE District and 104th Street. Two bedroom with one bathroom and in suite laundry. Air conditioned living room with outside patio facing east incl. barbeque. Galley kitchen with dishwasher, oven, microwave, refrigerator, with significant cabinet storage. A storage closet is included within the unit for additional storage. Large east facing windows with lots of natural lighting. Concrete building provides great sound insulation inside the unit. Two elevators provide transport to the 16th floor. Steps away from restaurants, Grant MacEwan, LRT, busing, night life, ICE District, and groceries. The unit includes underground parking. A workout facility is provided on the first floor and secure bike storage is available for use.

Built in 2002

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4460103  |
| Price          | \$212,500 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 770       |
| Acres          | 0.00      |
| Year Built     | 2002      |



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

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1604 10303 105 Street |
| Area        | Edmonton              |
| Subdivision | Downtown (Edmonton)   |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5J 5G3               |

### Amenities

|           |                                                                                                                                                                                                                                                   |
|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Closet Organizers, Detectors Smoke, Exercise Room, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Patio, Secured Parking, Security Door, Sprinkler System-Fire, Sprinkler Sys-Underground, Storage-In-Suite |
| Parking   | Underground                                                                                                                                                                                                                                       |

### Interior

|                   |                                                                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                            |
| Appliances        | Air Conditioner-Window, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating           | Baseboard, Electric                                                                                                                         |
| # of Stories      | 20                                                                                                                                          |
| Stories           | 1                                                                                                                                           |
| Has Basement      | Yes                                                                                                                                         |
| Basement          | None, No Basement                                                                                                                           |

### Exterior

|                   |                                                                                                                             |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Stucco                                                                                                            |
| Exterior Features | Back Lane, Low Maintenance Landscape, Paved Lane, Public Transportation, Schools, Shopping Nearby, View City, View Downtown |
| Roof              | Concrete Tiles                                                                                                              |
| Construction      | Concrete, Stucco                                                                                                            |
| Foundation        | Concrete Perimeter, Piling                                                                                                  |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 30th, 2025 |
| Days on Market | 27                   |
| Zoning         | Zone 12              |
| Condo Fee      | \$595                |

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 October 27th, 2025 at 8:47pm MDT