



Edmonton **Downtown (Edmonton)** **LP: \$175,000**
 #2506 10180 104 ST NW T5J 1A7 **SP:** 

Listing ID # E4470238 **ACTIVE**
Building Type Apartment High Rise
Style Single Level Apartment **Sold Date**
Year Built 2004 **Bedrooms Above** 1
Full Baths 1 **Bedrooms Total** 1
Half Baths 0 **Basement** None
Total Baths 1.0 **Basement Dev** No Basement
Tot Flr AG SqFt 612.69 **Tot Flr AG SqM** 56.92

[URL-Virtual Tour](#) [URL-Brochure](#)

What a view! This one-bedroom air-conditioned penthouse is perched on the 25th floor in the heart of downtown Edmonton. This open plan unit offers an incredible west-facing view. This home has been tastefully updated with new vinyl plank flooring in the main living areas and new carpet in the bedroom. You'll be surprised by how spacious this home feels, thanks to the large windows and sunny exposure. In-suite laundry makes life convenient and the semi-ensuite bath is well-designed for access from the primary bedroom or the living room. Just imagine enjoying sunsets from the balcony on a summer evening! You can walk to everything from this incredibly convenient location... from the Francis Winspear Centre for Music and the Art Gallery, to Edmonton City Centre, the Edmonton Public Library, and Churchill Square! Plus quick access to Edmonton's beautiful river valley. Public transit is easy with buses and the LRT just steps away. And if you own a car, you'll appreciate the underground parking as well!

Directions

Living Room	5.50x4.08	M	Bedroom 3	Bath#	#pcs	Lvl	Ens	Level	SqM	SF
Dining Room	2.81x2.43	M	Bedroom 4	1	4	M	Yes	Main		
Kitchen	2.43x2.42	M		2				Upper		
Family Room				3				Above Grd		
Den				4				Lower		
Bonus Room				5				Below Grd		
Primary Bedrm	3.37x3.02	M		6				Tot Flr AG	56.92	612.69
Bedroom 2				7				# Finished	1	

Heat Source Natural Gas
Heat Type Baseboard, Hot Water
Foundation Concrete
Roof Type Tar & Gravel
Exterior Brick
Flooring Carpet, Laminate Flooring
Features Air Conditioner, No Animal Home, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, See Remarks

Construction Concrete
Basement None / No Basement
Separate Ent
2nd Suite **Permit By Seller**
Garage Suite **Permit**
Garden Suite **Permit**
Lot Shape **Front Exposure** West
Lot Size SqM **F x D (m)** x
Zoning
Tax Amount \$2,392.81 / 2025
Conform Type
Conform Year

Goods Incl Air Conditioner-Window, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings

Goods Excl

Warranty

Fireplace No
FP Fuel
FP Type

Site Features Public Transportation, Shopping Nearby, View Downtown

HOA Y/N No
HOA Fee/Schd /
HOA Fee Incls

Parking Heated, Single Indoor, Underground

Road Access Paved

Park Encl/Tot 1 / 1 **Garage Dim**

Condo Name Century The	Floor Location Top	Floor# 25
Condo Fee \$421.57 Fee Schedule Monthly	#Floors in Build 25	Elevator Yes
Fee Includes Heat, Parking, Professional Management, Reserve Fund Contribution, Utilities Common Areas, Water/Sewer	Balcony/Terrace Yes	Min Age
	Titled Storage No	
	Parking Type Titled	
	Unit Exposure E	