

## \$299,000 - 2704 10152 104 Street, Edmonton

MLS® #E4442402

**\$299,000**

2 Bedroom, 2.00 Bathroom, 852 sqft

Condo / Townhouse on 0.00 Acres

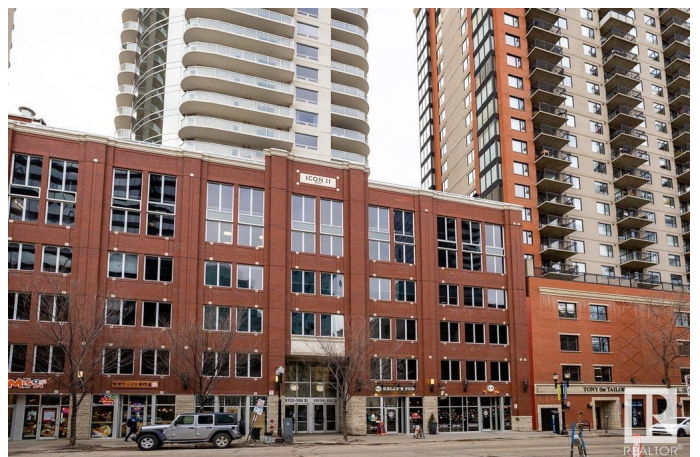
Downtown (Edmonton), Edmonton, AB

Beautiful 2 Bedroom, 2 Bathroom Condo on the 27th Floor with Downtown City Views. This bright, stylish home offers a functional layout with luxury vinyl plank (2023) in the main living areas and hardwood in both bedrooms. The open kitchen features granite countertops, stainless steel appliances, and an eating bar. The second bedroom includes a CUSTOM MURPHY BED and shelving unit, easily transforming space to study room or guest room. The primary bedroom can fit a king-sized bed and includes a walk-in closet and private ensuite. NEW IN-SUITE LAUNDRY (2023), large south-facing BALCONY and prime underground parking stall which next to the elevator complete the package. Located steps from dining, shopping, LRT, the Ice District, MacEwan, and the River Valley—this is downtown living at its best. The home offered fully furnished and ready for immediate investment or personal enjoyment!

Built in 2009

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4442402  |
| Price      | \$299,000 |
| Bedrooms   | 2         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 852                    |
| Acres          | 0.00                   |
| Year Built     | 2009                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 2704 10152 104 Street |
| Area        | Edmonton              |
| Subdivision | Downtown (Edmonton)   |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5J 0B6               |

### Amenities

|           |                                                                                                              |
|-----------|--------------------------------------------------------------------------------------------------------------|
| Amenities | Detectors Smoke, No Animal Home, No Smoking Home, Secured Parking, Security Door, Vinyl Windows, See Remarks |
| Parking   | Underground                                                                                                  |

### Interior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                       |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Baseboard, Hot Water, Natural Gas                                                                      |
| # of Stories      | 35                                                                                                     |
| Stories           | 1                                                                                                      |
| Has Basement      | Yes                                                                                                    |
| Basement          | None, No Basement                                                                                      |

### Exterior

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Exterior          | Concrete, Brick, Stone, Stucco                                                         |
| Exterior Features | Public Transportation, Schools, Shopping Nearby, View City, View Downtown, See Remarks |
| Roof              | EPDM Membrane                                                                          |
| Construction      | Concrete, Brick, Stone, Stucco                                                         |
| Foundation        | Concrete Perimeter                                                                     |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 13th, 2025 |
| Days on Market | 51              |
| Zoning         | Zone 12         |
| Condo Fee      | \$713           |

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 August 3rd, 2025 at 4:47am MDT