

## \$329,500 - 1903 10283 103 Street, Edmonton

MLS® #E4441539

**\$329,500**

2 Bedroom, 2.00 Bathroom, 716 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

**GORGEOUS CORNER UNIT WITH CITY VIEWS!!!** This beauty overlooks Roger's Place in the heart of downtown. A prime location to enjoy nightlife, restaurants and shops. It offers a great layout with 2 bedrooms and 2 bathrooms. Bright & cheery kitchen with generous dining area new stainless steel appliances, floor to ceiling windows, and rich cabinetry. Vinyl plank flooring and in-suite laundry. Lovely and private balcony to enjoy the amazing views and to cheer on the Oilers! **UNDERGROUND TITLED PARKING STALL** with storage cage. This beautiful condo is close to City Market by Loblaws (for shopping) and Ice District Plaza. Amenities are on the 10th floor featuring an awesome social room, gym, and rooftop deck! Visit REALTOR® website for more information.

Built in 2016

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4441539  |
| Price          | \$329,500 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 716       |
| Acres          | 0.00      |
| Year Built     | 2016      |



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

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1903 10283 103 Street |
| Area        | Edmonton              |
| Subdivision | Downtown (Edmonton)   |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5J 0G6               |

### Amenities

|           |                                                 |
|-----------|-------------------------------------------------|
| Amenities | Deck, Security Personnel, Sprinkler System-Fire |
| Parking   | Heated, Underground                             |

### Interior

|                   |                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                            |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating           | Heat Pump, Natural Gas                                                                      |
| # of Stories      | 31                                                                                          |
| Stories           | 1                                                                                           |
| Has Basement      | Yes                                                                                         |
| Basement          | None, No Basement                                                                           |

### Exterior

|                   |                                                       |
|-------------------|-------------------------------------------------------|
| Exterior          | Steel, Brick, Metal                                   |
| Exterior Features | Public Transportation, Shopping Nearby, View Downtown |
| Roof              | EPDM Membrane                                         |
| Construction      | Steel, Brick, Metal                                   |
| Foundation        | Concrete Perimeter                                    |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 10th, 2025 |
| Days on Market | 7               |
| Zoning         | Zone 12         |

Condo Fee                    \$526

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