

# **\$267,500 - 418 10403 98 Avenue, Edmonton**

MLS® #E4456139

## **\$267,500**

2 Bedroom, 2.00 Bathroom, 1,001 sqft  
Condo / Townhouse on 0.00 Acres

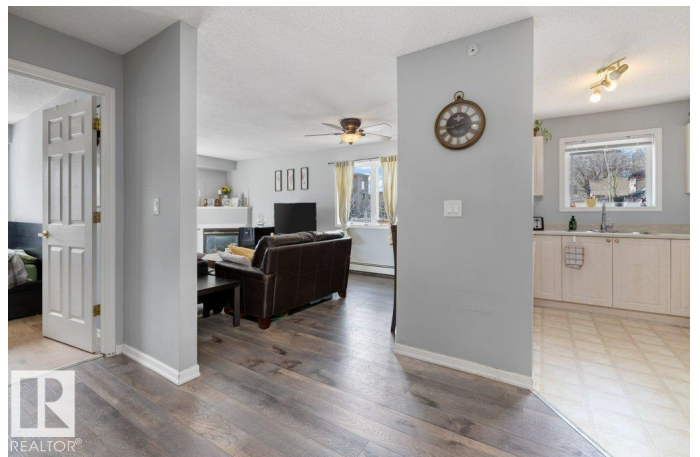
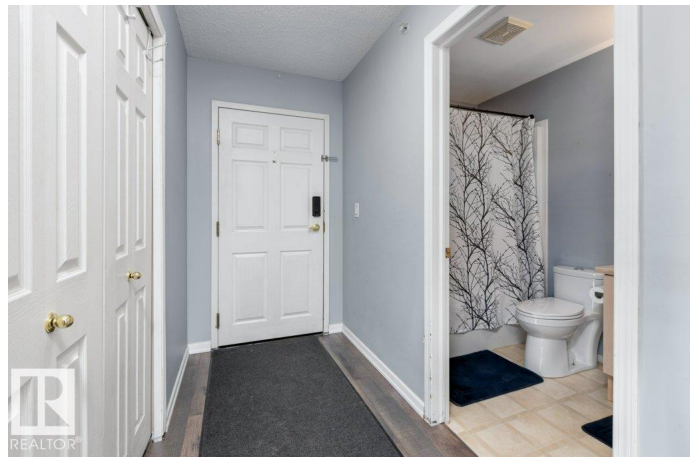
Downtown (Edmonton), Edmonton, AB

WOW! If you're looking for an incredible condo downtown, close to the river valley, Grant Macewan, transit, U of A, and so many amenities look no further! This condo is a stunning south-facing, top floor, corner unit, with breathtaking views. it is a beautifully updated 2-bedroom, 2-bathroom, offering a perfect blend of comfort, style, and convenience. Walk in to discover brand-new flooring that flows seamlessly throughout the open-concept living space. The unit is flooded with natural light thanks to its south-facing exposure, creating a warm and inviting atmosphere from morning to evening. Enjoy cooking in the well-appointed kitchen, relax in the spacious living room with a gas fireplace, or stepping out onto the large private balcony to take in panoramic views - perfect for morning coffee or evening sunsets. This unit also provides ease and comfort with it's in-suite laundry and titled underground heated parking. The building Includes a gym, courtyard and social room.

Built in 2003

## **Essential Information**

MLS® #	E4456139
Price	\$267,500
Bedrooms	2



Bathrooms	2.00
Full Baths	2
Square Footage	1,001
Acres	0.00
Year Built	2003
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	418 10403 98 Avenue
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2Y5

### Amenities

Amenities	Ceiling 10 ft.
Parking	Heated, Parkade, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Fan-Ceiling, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Hot Water, Natural Gas
Fireplace	Yes
Fireplaces	Corner
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Stucco
Exterior Features	Golf Nearby, Public Transportation, View City, View Downtown
Roof	Asphalt Shingles

Construction	Concrete, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	September 4th, 2025
Days on Market	5
Zoning	Zone 12
Condo Fee	\$479

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Listing information last updated on September 9th, 2025 at 3:02am MDT