

## \$273,990 - 1402 10136 104 Street, Edmonton

MLS® #E4416805

**\$273,990**

2 Bedroom, 2.00 Bathroom, 980 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Spectacular east views with plenty of living space. Wonderful Northeast and East views over The Ice District and 104 Street. This home features 2 spacious bedrooms, 2 generous sized full baths, open kitchen, with SS appliances, loads of cupboards and extended counter, walk in closet in large master bedroom, insuite laundry, open concept living room, heated and secured titled parking. Enjoy the sunny days on your private balcony, plenty of room for furniture and entertaining. You choose if you hook up a BBQ or a cozy gas heater with the convenient gas line. Icon I boasts a superb location with shops, cafes and restaurants just steps away. The Business/Financial District, Ice District, Macewan University, Arts, Theatre, the Winspear, fitness, the River Valley are within walking distance. The LRT connecting you in minutes to the U of A, Southgate, NE and Nait is across the street. Urban living perfectly perched not to low nor to high, it's just right to get the DT vibe without the Bustle.

Built in 2006

### Essential Information

MLS® # E4416805

Price \$273,990

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 980                    |
| Acres          | 0.00                   |
| Year Built     | 2006                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1402 10136 104 Street |
| Area        | Edmonton              |
| Subdivision | Downtown (Edmonton)   |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5J 0B5               |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Ceiling 9 ft., Detectors Smoke, Hot Water Natural Gas, Intercom, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Sprinkler System-Fire, Natural Gas BBQ Hookup |
| Parking Spaces | 1  |
| Parking        | Stall, Underground   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Baseboard, Hot Water, Natural Gas   |
| # of Stories      | 30  |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Concrete, Brick, Stucco   |
| Exterior Features | Back Lane, Golf Nearby, Park/Reserve, Playground Nearby, Public |

|              |   |
|--------------|---|
|              | Transportation, Schools, Shopping Nearby, View City |
| Roof         | EPDM Membrane                                       |
| Construction | Concrete, Brick, Stucco                             |
| Foundation   | Concrete Perimeter                                  |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | January 1st, 2025 |
| Days on Market | 108               |
| Zoning         | Zone 12           |
| Condo Fee      | \$608             |

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Listing information last updated on April 19th, 2025 at 8:47am MDT