

\$499,900 - 1201 9707 105 Street, Edmonton

MLS® #E4423879

\$499,900

3 Bedroom, 3.00 Bathroom, 2,262 sqft

Condo / Townhouse on 0.00 Acres

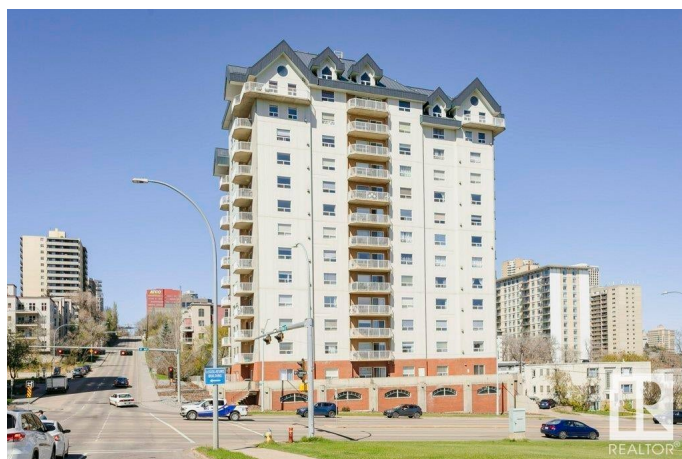
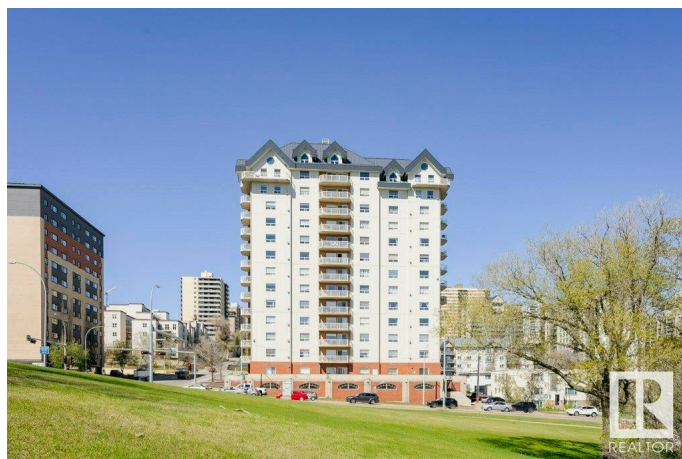
Downtown (Edmonton), Edmonton, AB

Incredible value rare 3 bedrooms, 3 full baths, 2 underground parking stalls gorgeous condo. The apartment occupies the entire east side of the building, it offers a triple aspect. The view is a wide expanse of the river valley, the new Walterdale bridge, ball park and also the legislature grounds in this centrally located sub-penthouse condo in Peregrine Point! Luxurious space features a chef's gourmet kitchen with loads of cabinets, walk-in pantry, large island & overlooks the dining & south-facing living room with a gas f/p. The 3 large bedrooms are spacious & two offer their own ensuite & walk-in closet! Upgrades include hardwood flooring through the living room & owner's suite, granite countertops in the kitchen & all bathrooms, A/C in living room & bedrooms, in-suite laundry, in-suite storage room, two underground parking stalls. This complex also offers an exercise room, scenic balcony. Currently leased until January 31st 2025 at \$2,750 per month.

Built in 2003

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4423879 |
| Price | \$499,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |



| | |
|----------------|------------------------|
| Full Baths | 3 |
| Square Footage | 2,262 |
| Acres | 0.00 |
| Year Built | 2003 |
| Type | Condo / Townhouse |
| Sub-Type | Apartment High Rise |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 1201 9707 105 Street |
| Area | Edmonton |
| Subdivision | Downtown (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5K 2Y4 |

Amenities

| | |
|----------------|--|
| Amenities | Deck, Exercise Room, Parking-Visitor, Secured Parking, Security Door, Storage-In-Suite |
| Parking Spaces | 2 |
| Parking | Underground, See Remarks |

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 |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| # of Stories | 13 |
| Stories | 2 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Concrete, Brick, Stucco |
| Exterior Features | Back Lane, Public Transportation, River Valley View, Shopping Nearby |

| | |
|--------------|-------------------------|
| Roof | Metal |
| Construction | Concrete, Brick, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | March 3rd, 2025 |
| Days on Market | 48 |
| Zoning | Zone 12 |
| Condo Fee | \$1,354 |

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Listing information last updated on April 20th, 2025 at 12:17pm MDT