

## \$449,000 - 10238 103 Street, Edmonton

MLS® #E4411022

**\$449,000**

2 Bedroom, 2.00 Bathroom, 1,088 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Gorgeous 2-Bedroom + Den Luxury Condo in Downtown Edmonton's ICE District. This 2-bedroom, 2-bathroom condo with a spacious double-door den is perfect for those who need a workspace at home. The master bedroom suite features a walk-through closet leading to a luxurious 5-piece ensuite with dual sinks, a soaker tub, and a glass-enclosed shower. The second bedroom has a walk-in closet. A large den with double doors provides the perfect space for a home office or guest room. Open-concept kitchen with solid wood cabinetry, quartz countertops, an under-mount sink, and premium stainless steel appliances. Heated underground titled parking stall near the elevator. Titled storage unit included for extra space to meet all your storage needs. Fully equipped fitness centre, Party room, Rooftop patio with a hot tub. Walking distance to Roger's Place, amazing boutiques/restaurants, Grant Macewan & Farmer's market. Make The Ultima your new home and enjoy the ultimate downtown lifestyle.

Built in 2016

### Essential Information

MLS® # E4411022

Price \$449,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,088                  |
| Acres          | 0.00                   |
| Year Built     | 2016                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 10238 103 Street    |
| Area        | Edmonton            |
| Subdivision | Downtown (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5J 0G6             |

### Amenities

|           |                                                                                                                                                                                                                                                        |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Detectors Smoke, Exercise Room, Fire Pit, Hot Tub, No Animal Home, No Smoking Home, Party Room, Patio, Recreation Room/Centre, Secured Parking, Security Door, Security Personnel, Social Rooms, Storage Cage, Natural Gas BBQ Hookup |
| Parking   | Heated, Stall, Underground                                                                                                                                                                                                                             |

### Interior

|                   |                                                                                                             |
|-------------------|-------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                            |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Heat Pump, Natural Gas                                                                                      |
| # of Stories      | 33                                                                                                          |
| Stories           | 1                                                                                                           |
| Has Basement      | Yes                                                                                                         |
| Basement          | None, No Basement                                                                                           |

### Exterior

|          |                     |
|----------|---------------------|
| Exterior | Steel, Brick, Metal |
|----------|---------------------|

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Flat Site           |
| Roof              | EPDM Membrane       |
| Construction      | Steel, Brick, Metal |
| Foundation        | Concrete Perimeter  |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 16th, 2024 |
| Days on Market | 243                |
| Zoning         | Zone 12            |
| Condo Fee      | \$780              |

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Listing information last updated on June 16th, 2025 at 1:47am MDT