

## \$424,500 - 3310 10360 102 Street, Edmonton

MLS® #E4392534

**\$424,500**

1 Bedroom, 1.00 Bathroom, 635 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

It's not just about the space; it's about the lifestyle! Experience an unparalleled blend of style, comfort and convenience with breathtaking views from this 1-bedroom, 1-bath suite, which includes one title parking spot. The Legends Private Residences, located above the JW Marriott hotel, offer a world-class array of amenities. Enjoy a pool, hot tub, steam room, conference room, fitness facilities, billiards lounge, rooftop patio with BBQ area, pet walk area, and 24/7 concierge service. Monthly fees cover all amenities, plus heat and water. The convenient Pedway System provides direct access to Rogers Place, LRT, restaurants, and shopping. Redefining elegance, The Legends promise an elevated level of pampering and personalized attention, ensuring that every aspect of your life here is marked by comfort and opulence. Indulge in the luxury of life in the Ice District!

Built in 2017

### Essential Information

MLS® #	E4392534
Price	\$424,500
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	635



Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	3310 10360 102 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5J 0K6

### **Amenities**

Amenities	Air Conditioner, Closet Organizers, Exercise Room, Hot Tub, Parking-Visitor, Secured Parking, Security Personnel
Parking Spaces	1
Parking	Heated, Parkade, Stall

### **Interior**

Appliances	Dishwasher-Built-In, Garage Control, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Countertop Electric
Heating	Fan Coil, Natural Gas
# of Stories	54
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Concrete, Metal
Exterior Features	Public Transportation, Schools, Shopping Nearby, View City, See Remarks
Roof	EPDM Membrane
Construction	Concrete, Metal
Foundation	Slab

**Additional Information**

Date Listed	June 13th, 2024
Days on Market	375
Zoning	Zone 12
Condo Fee	\$860

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