

\$289,900 - 223 4831 104a Street, Edmonton

MLS® #E4445298

\$289,900

2 Bedroom, 2.00 Bathroom, 1,281 sqft
Condo / Townhouse on 0.00 Acres

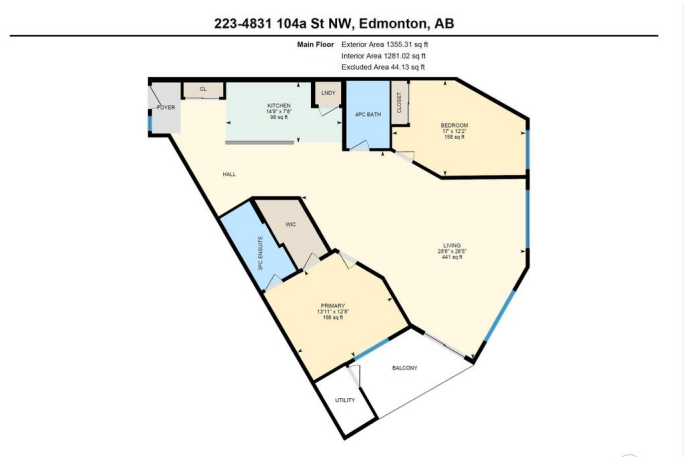
Empire Park, Edmonton, AB

Welcome to Southview Court! This bright and spacious 2-bedroom, 2-bathroom corner unit offers nearly 1,300 sq ft of comfortable living space, with desirable east-facing exposure that fills the bedrooms, living room, and large balcony with natural sunlight throughout the day. With 9+ foot ceilings and floor-to-ceiling windows, the open-concept layout is perfect for both relaxing and entertaining. Enjoy cooking and dining in the open kitchen and on the sunny balcony. The unit also features in-suite laundry, two tandem underground heated parking stalls, and a secure storage area. Just steps away from Superstore, the Italian Centre, restaurants, cafes, and public transit. Thereâ€™s also quick access to the LRT, University of Alberta, Southgate Mall, downtown, Calgary Trail, and Whitemud Drive. The building also offers plenty of visitor parking and a secure, well-maintained environment.

Built in 2005

Essential Information

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|------------|-----------|
| MLS® # | E4445298 |
| Price | \$289,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |



| | |
|----------------|------------------------|
| Square Footage | 1,281 |
| Acres | 0.00 |
| Year Built | 2005 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 223 4831 104a Street |
| Area | Edmonton |
| Subdivision | Empire Park |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6H 0R5 |

Amenities

| | |
|-----------|----------------------------------------------------------------------------------------------------------------------------|
| Amenities | Ceiling 10 ft., Ceiling 9 ft., Intercom, Parking-Visitor, Security Door, See Remarks, Storage Cage, Natural Gas BBQ Hookup |
| Parking | Double Indoor, Heated, See Remarks |

Interior

| | |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------|
| Exterior | Wood, Stucco |
| Exterior Features | Airport Nearby, Corner Lot, Fenced, Playground Nearby, Public Swimming Pool, Public Transportation, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 2nd, 2025 |
| Days on Market | 52 |
| Zoning | Zone 15 |
| Condo Fee | \$504 |

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Listing information last updated on August 22nd, 2025 at 11:32pm MDT