

## **\$314,900 - 206 10221 111 Street, Edmonton**

MLS® #E4446277

### **\$314,900**

2 Bedroom, 2.00 Bathroom, 1,295 sqft  
Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

A Room with a View with a Single Garage in a gated community!! Pathway and court yard views all the while being in the center of downtown. This 18+ 2 bedroom + Den condo has a fresh Crisp white kitchen with an abundance of cupboard and counter space, large Island with eating bar that will inspire your inner chef. The den/office greets you at the front entry with a french glass door for added office privacy. In suite laundry room with storage. The Dining space is surrounded by windows and overlooks the walking trails. The master suite with a wall of windows is a nice retreat with a closet area and a 4 pce bath. Cozy up in the living area around the fireplace adorned with corner windows. Rail towns proximity to nightlife, Hockey, schools, shopping and some of the best dining that Edmonton has to offer. Building amenities include a Gym, Guest suite and Meeting room. The grand entrance with a sweeping staircase greets you in the main lobby and just up the stairs you will find unit #206.

Built in 2002

### **Essential Information**

MLS® #	E4446277
Price	\$314,900
Bedrooms	2



Bathrooms	2.00
Full Baths	2
Square Footage	1,295
Acres	0.00
Year Built	2002
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	206 10221 111 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T2K 2W5

### Amenities

Amenities	Off Street Parking, On Street Parking, Air Conditioner, Deck, Guest Suite, No Animal Home, No Smoking Home, Parking-Visitor, Security Door
Parking	Single Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
# of Stories	5
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Brick, Vinyl
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Exterior Features	Fenced, Gated Community, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	July 7th, 2025
Days on Market	59
Zoning	Zone 12
Condo Fee	\$738

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