

# \$224,900 - 204 11415 100 Avenue, Edmonton

MLS® #E4415073

**\$224,900**

2 Bedroom, 2.00 Bathroom, 1,057 sqft  
Condo / Townhouse on 0.00 Acres

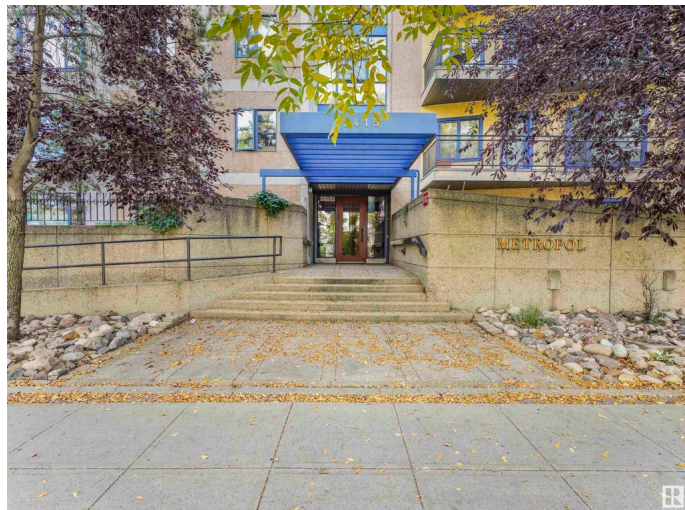
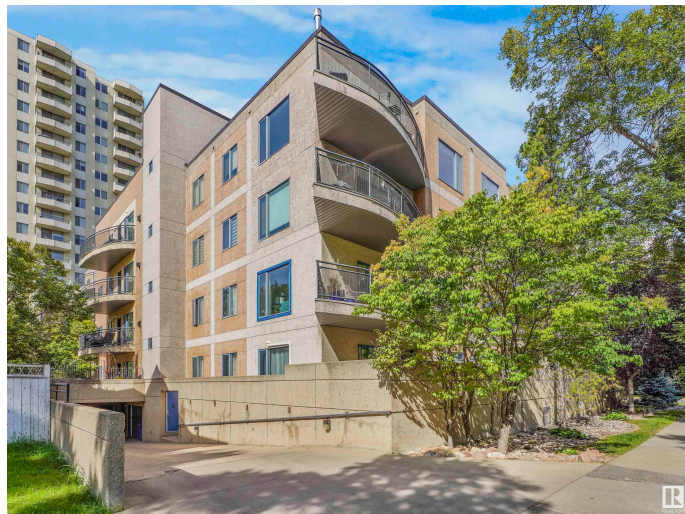
W&hkw&ant&win, Edmonton, AB

Quick possession available, move in ready!  
Located in a quite corner of the highly sought after Oliver/W&hkw&ant&win neighborhood, steps away from the river valley. You won't find a better spot in downtown Edmonton to call home! Opportunity awaits whether you're a first time buyer, looking to downsize, upsize or upgrade, or in the market for a rental property. Pet friendly, 2 bedroom, 2 full bath condo, this massive gem boasts over 1050 SqFt of living space! Includes in suite laundry, underground parking stall w/storage cage and newly installed A/C! Easy access to transit, LRT, every amenity imaginable, and a stones throw away from U of A, GMAC and NAIT. Numerous upgrades including new flooring and paint in 2022, all brand new appliances including fridge with water/ice dispenser and convection oven. As an added bonus, all appliances come complete with extended warranty! Quiet, secure building. Recent building renovations include new windows and roof in 2021/2022.

Built in 1993

## Essential Information

MLS® #	E4415073
Price	\$224,900
Bedrooms	2



Bathrooms	2.00
Full Baths	2
Square Footage	1,057
Acres	0.00
Year Built	1993
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	204 11415 100 Avenue
Area	Edmonton
Subdivision	W&hkw&ant&win
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 0J5

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Detectors Smoke, No Smoking Home, Secured Parking, Security Door, See Remarks, Natural Gas BBQ Hookup
Parking	Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks

Roof	Tar & Gravel
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	December 2nd, 2024
Days on Market	100
Zoning	Zone 12
Condo Fee	\$968

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Listing information last updated on March 12th, 2025 at 3:17pm MDT