

Courtesy Of Brett Loree Of Century 21 Masters

## \$389,000 - 309 9927 79 Avenue, Edmonton

MLS® #E4458776

**\$389,000**

2 Bedroom, 2.00 Bathroom, 1,261 sqft  
Condo / Townhouse on 0.00 Acres

Ritchie, Edmonton, AB

This stunning top-floor corner unit offers over 1,300 sq. ft. of stylish living just steps from Whyte Avenue. With 17'™ soaring ceilings, massive windows and a bright open layout, this home combines modern design with unbeatable character. This is the best unit in the building. Enjoy a spacious living room and functional kitchen with stainless steel appliances and pantry. The primary suite features a walk-in closet and 4-piece ensuite, while the second bedroom is ideally located on the opposite side of the unit - perfect for roommates or guests. In-suite laundry adds everyday convenience. Head up to the loft - ideal for a home office or cozy lounge, then step out onto your totally private rooftop deck with pergola; a one-of-a-kind retreat in the heart of the city. With 2 titled parking stalls, storage cage, pet-friendly policies and reasonable condo fees, this home has everything you need. Walkable to everything - don't miss out.

Built in 2007

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4458776  |
| Price     | \$389,000 |
| Bedrooms  | 2         |
| Bathrooms | 2.00      |



|                |                       |
|----------------|-----------------------|
| Full Baths     | 2                     |
| Square Footage | 1,261                 |
| Acres          | 0.00                  |
| Year Built     | 2007                  |
| Type           | Condo / Townhouse     |
| Sub-Type       | Lowrise Apartment     |
| Style          | Multi Level Apartment |
| Status         | Active                |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 309 9927 79 Avenue |
| Area        | Edmonton           |
| Subdivision | Ritchie            |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6E 1R3            |

### Amenities

|                |                                                                                                                                           |
|----------------|-------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | No Smoking Home, Parking-Visitor, Secured Parking, Vaulted Ceiling, See Remarks, Storage Cage, Natural Gas BBQ Hookup, Rooftop Deck/Patio |
| Parking Spaces | 2                                                                                                                                         |
| Parking        | Heated, Parkade, Stall, Underground                                                                                                       |

### Interior

|                   |                                                                                                                               |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                              |
| Appliances        | Dishwasher-Built-In, Garage Control, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Baseboard, Water                                                                                                              |
| # of Stories      | 3                                                                                                                             |
| Stories           | 2                                                                                                                             |
| Has Basement      | Yes                                                                                                                           |
| Basement          | None, No Basement                                                                                                             |

### Exterior

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                         |
| Exterior Features | Back Lane, Paved Lane, Schools, Shopping Nearby, View City |
| Roof              | Asphalt Shingles                                           |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 20th, 2025 |
| Days on Market | 10                   |
| Zoning         | Zone 17              |
| Condo Fee      | \$687                |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on September 30th, 2025 at 7:03am MDT