

## **\$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 |
|----------|--------------------|

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| 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 | 26             |
| Zoning         | Zone 12        |
| Condo Fee      | \$738          |

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Listing information last updated on August 2nd, 2025 at 8:02pm MDT