

## \$179,800 - 604 10238 103 Street, Edmonton

MLS® #E4456851

**\$179,800**

1 Bedroom, 1.00 Bathroom, 444 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

THE ULTIMA - in the heart of the YEG ICE District. Can you imagine walking to work every day & living the ultimate downtown lifestyle! Over 444sqft of finished living space â€” 1 BEDROOM â€” LIVING ROOM, KITCHEN, DINING AREA, 3 piece bathroom, in-suite LAUNDRY, storage & UNDERGROUND PARKING stall all included. Step inside this extremely well-designed condo & you will love the fully equipped kitchen with ample storage & prep space - open to kitchen is the dining area. Sit & relax in the living room enjoying the downtown views. Through the patio doors â€” the spacious outdoor living space has views of all city life. Back inside the master bedroom is good size with additional storage â€” laundry & 3 piece bath complete this condo. Walk to every amenity â€” restaurants, cafes, movies, concerts & sporting events! \*\*Pet policy: allows 1 cat or 1 dog (when full grown weighs less than 14 kg -30 lbs or isn't more than 15 inches at the shoulder)\*\*

Built in 2016

### Essential Information

MLS® # E4456851

Price \$179,800

Bedrooms 1



|                |                        |
|----------------|------------------------|
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 444                    |
| Acres          | 0.00                   |
| Year Built     | 2016                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 604 10238 103 Street |
| Area        | Edmonton             |
| Subdivision | Downtown (Edmonton)  |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5J 0G6              |

### Amenities

|                |                                                                                                                                                        |
|----------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Ceiling 9 ft., Detectors Smoke, Exercise Room, Intercom, No Smoking Home, Parking-Visitor, Party Room, Secured Parking, Security Door |
| Parking Spaces | 1                                                                                                                                                      |
| Parking        | Heated, Underground                                                                                                                                    |

### Interior

|              |                                                                                                                                             |
|--------------|---------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Heat Pump, Natural Gas                                                                                                                      |
| # of Stories | 32                                                                                                                                          |
| Stories      | 1                                                                                                                                           |
| Has Basement | Yes                                                                                                                                         |
| Basement     | None, No Basement                                                                                                                           |

### Exterior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Exterior          | Concrete, Brick, Metal                                                    |
| Exterior Features | Public Transportation, Schools, Shopping Nearby, View City, View Downtown |

|              |                        |
|--------------|------------------------|
| Roof         | EPDM Membrane          |
| Construction | Concrete, Brick, Metal |
| Foundation   | Concrete Perimeter     |

### School Information

|            |                 |
|------------|-----------------|
| Elementary | Garneau School  |
| Middle     | McKernan School |
| High       | Victoria School |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 9th, 2025 |
| Days on Market | 51                  |
| Zoning         | Zone 12             |
| Condo Fee      | \$332               |

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Listing information last updated on October 30th, 2025 at 1:02am MDT