

# **\$333,800 - 408 10909 103 Avenue, Edmonton**

MLS® #E4431208

**\$333,800**

2 Bedroom, 2.00 Bathroom, 911 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Light and bright CORNER unit (lovely Bay window) with gorgeous VIEW of PARK/WALKWAY! Many upgrades include flooring, newly textured ceiling (California Knockdown), built-in vanity/dresser in Primary Bdrm., brand new faucets, refinished kitchen countertops, custom dining room blinds, stainless steel appliances and washer/dryer. Primary bedrm incl. large walk in California closet and 4 pc. ensuite. Relax on your 96 sq. ft. wrap around balcony with gas BBQ hook up. Also included are TWO TITLED PARKING stalls (one heated U/G), and TITLED STORAGE unit. The Cosmopolitan is a CONCRETE building, providing a fitness center and ample visitor parking. Walking distance to shopping, Grant MacEwan, NorQuest College, LRT station, restaurants and nightlife! Super convenient location! Much loved home showing definite pride of ownership!

Built in 2004

## **Essential Information**

MLS® #	E4431208
Price	\$333,800
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	911
Acres	0.00
Year Built	2004
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

### Community Information

Address	408 10909 103 Avenue
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2W7

### Amenities

Amenities	Exercise Room, Guest Suite, Parking-Visitor, Secured Parking, Storage Cage
Parking Spaces	2
Parking	Heated, Stall, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-1, Natural Gas
# of Stories	19
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Brick, Stucco
Exterior Features	Backs Onto Park/Trees, Public Transportation, Schools, Shopping Nearby, View Downtown
Roof	Tar & Gravel
Construction	Concrete, Brick, Stucco

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 16th, 2025  
Days on Market                18  
Zoning                              Zone 12  
Condo Fee                        \$474

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