

## \$389,900 - 1904 10180 103 Street, Edmonton

MLS® #E4421723

**\$389,900**

1 Bedroom, 2.00 Bathroom, 752 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

CUSTOM ONE OF A KIND UNIT IN THE WHOLE COMPLEX! Boasting the Square Footage of a Two Bedroom this One Bedroom / Two Bath unit has lower condo fees, great space is in mint condition. You get all the advantages of a larger unit with East, North, and South Views. Largest balcony!! Floor to ceiling windows offering unobstructed views of Rogers Place, Stantec Tower, and the River Valley. This unit features a modern light color pallet, designer kitchen with sit up bar, quartz counter tops throughout, built in appliances, spacious living room, dining area and window coverings! Encore Tower has a gorgeous 3 storey lobby w/full concierge service & an expansive amenity floor including a fitness facility & indoor/outdoor entertaining lounge. Located on the corner of 102 Ave & 103 Street, just steps from Rogers Arena, ICE District, restaurants, coffee shops. Title Parking Stall #220 is conveniently located on P2 next to the elevator (This is definitely a huge bonus). This is a Must See!

Built in 2020

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4421723  |
| Price    | \$389,900 |
| Bedrooms | 1         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 752                    |
| Acres          | 0.00                   |
| Year Built     | 2020                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1904 10180 103 Street |
| Area        | Edmonton              |
| Subdivision | Downtown (Edmonton)   |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5J 0L1               |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Closet Organizers, Deck, Guest Suite, Intercom, Low Flw/Dual Flush Toilet, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Recreation Room/Centre, Secured Parking, Security Door, Sprinkler System-Fire, See Remarks |
| Parking Spaces | 1   |
| Parking        | Heated, Underground, See Remarks  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Heat Pump, Natural Gas   |
| # of Stories      | 43   |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|          |                       |
|----------|-----------------------|
| Exterior | Concrete, See Remarks |
|----------|-----------------------|

|                   |   |
|-------------------|---|
| Exterior Features | Park/Reserve, Picnic Area, Public Swimming Pool, Public Transportation, Ravine View, River Valley View, River View, Rolling Land, Schools, Shopping Nearby, View City, View Downtown, See Remarks |
| Roof              | EPDM Membrane   |
| Construction      | Concrete, See Remarks   |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 15th, 2025 |
| Days on Market | 84                  |
| Zoning         | Zone 12             |
| Condo Fee      | \$551               |

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 May 10th, 2025 at 10:32am MDT