## \$263,000 - 805 9939 109 Street, Edmonton

MLS® #E4428146

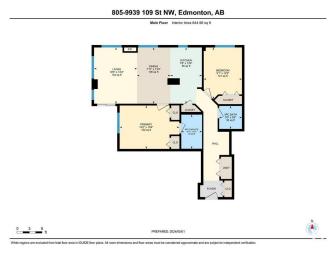
## \$263,000

2 Bedroom, 2.00 Bathroom, 845 sqft Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

This 2 bedroom, 2 bathroom condo offers an open concept living space. Equipped with air conditioning and an underground parking stall, the unit delivers comfort and convenience year-round. Take advantage of the on-site gym for fitness and leisure. Located in proximity to major post-secondary institutions like the University of Alberta, Grant MacEwan, NAIT, and NorQuest College, it is ideal for those in the academic community or anyone seeking to tap into the vibrant educational atmosphere. Additionally, the proximity to Rogers Place positions it perfectly for entertainment and dining options, enhancing the urban experience. This condo is a superb choice for practical living or investment.







Built in 2005

## **Essential Information**

MLS® #	E4428146
Price	\$263,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	845
Acres	0.00
Year Built	2005
Туре	Condo / Townhouse

Sub-Type	Apartment High Rise	
Style	Single Level Apartment	
Status	Active	
Community Information		
Address	805 9939 109 Street	
Area	Edmonton	
Subdivision	Downtown (Edmonton)	
City	Edmonton	
County	ALBERTA	
Province	AB	
Postal Code	T5K 1H6	
Amenities		
Amenities	Air Conditioner, Exercise Room, No Animal Home, No Smoking Home	
Parking	Heated, Underground	
Interior		
Interior Features	ensuite bathroom	
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Dryer-Two	
Heating	Forced Air-1, Natural Gas	
Fireplace	Yes	
Fireplaces	Mantel	
# of Stories	18	
Stories	1	
Has Basement	Yes	
Basement	None, No Basement	
Exterior		
Exterior	Concrete, Brick, Stucco	
Exterior Features	Airport Nearby, Public Transportation, Shopping Nearby	
Roof	EPDM Membrane	
Construction	Concrete, Brick, Stucco	

Foundation Concrete Perimeter

## **Additional Information**

Date Listed	March 28th, 2025
Days on Market	43

Zoning Zone 12

Condo Fee \$658

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Listing information last updated on May 10th, 2025 at 3:32pm MDT