

## \$240,000 - 204 9921 104 Street, Edmonton

MLS® #E4432145

### \$240,000

2 Bedroom, 2.00 Bathroom, 1,442 sqft  
Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Welcome to this beautifully updated, pet-friendly condo in one of the best walkable locations in Edmonton. Just minutes from the river valley, great restaurants, coffee shops, bars, shopping, parks and transit. The unit features a bright, open layout with large windows that let in a ton of natural light. The living, dining and kitchen areas flow together well - perfect for entertaining, or enjoying your space day to day. Tucked away at the back is a massive primary suite (you've got to see this) with a private ensuite. There is also a second bedroom and another full bath. You'll notice many updates and upgrades throughout, as well as central air conditioning. As a bonus, the building offers great amenities, including a gym, party room, and shared patio space. This home is a **MUST SEE!**

Built in 1977

### Essential Information

MLS® #	E4432145
Price	\$240,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,442
Acres	0.00



Year Built	1977
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

### Community Information

Address	204 9921 104 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2K3

### Amenities

Amenities	Air Conditioner, Exercise Room, Parking-Visitor, Party Room, Secured Parking, Security Door, Sprinkler System-Fire
Parking	Tandem, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Baseboard, Water
# of Stories	14
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete
Exterior Features	Back Lane, Golf Nearby, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Concrete
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 22nd, 2025
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Days on Market	29
Zoning	Zone 12
Condo Fee	\$1,073

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