

## **\$330,000 - 503 10303 111 Street, Edmonton**

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MLS® #E4434940

**\$330,000**

2 Bedroom, 2.00 Bathroom, 923 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Experience magnificent living in this spectacular building and unit, boasting unparalleled lifestyle and ambiance! This move in ready gem is in mint condition, featuring upper-end finishes within a very secure, elegant cosmopolitan high-rise. Nestled in the Alta Vista South Building, Unit #503 offers breathtaking, unobstructed scenic views in the heart of Edmonton. This is the epitome of your dream home, showcasing a bright southwest-facing end unit with an open floor plan, stunning windows, 2 bedrooms, 2 bathrooms, and a spacious, gorgeous balcony. Its superb location places you mere steps away from Edmonton City Center, the River Valley, and the future LRT line, ensuring convenience at every turn. Live life to the fullest with all amenities close by, including fitness, recreation center and heated underground parking within the building. In-suite laundry and mechanical features provide further comfort and control over your living space. Don't miss out on this opportunity to live the essence of luxury!

Built in 2008

### **Essential Information**

MLS® # E4434940

Price \$330,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 923                    |
| Acres          | 0.00                   |
| Year Built     | 2008                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 503 10303 111 Street |
| Area        | Edmonton             |
| Subdivision | Downtown (Edmonton)  |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5K 0C6              |

### Amenities

|                |   |
|----------------|---|
| Amenities      | On Street Parking, Air Conditioner, Closet Organizers, Detectors Smoke, Exercise Room, Intercom, No Animal Home, No Smoking Home, Secured Parking, Security Door, Social Rooms, Sprinkler System-Fire |
| Parking Spaces | 1   |
| Parking        | Heated, Parkade, Stall, Underground   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Heat Pump, Natural Gas   |
| Fireplace         | Yes  |
| Fireplaces        | Corner   |
| # of Stories      | 12   |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

**Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Concrete, Brick   |
| Exterior Features | Corner Lot, Fenced, Landscaped, Low Maintenance Landscape, Public Transportation, Schools, Shopping Nearby, View City, View Downtown, See Remarks |
| Roof              | Tar & Gravel  |
| Construction      | Concrete, Brick   |
| Foundation        | Concrete Perimeter  |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 7th, 2025 |
| Days on Market | 12            |
| Zoning         | Zone 12       |
| Condo Fee      | \$430         |

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Listing information last updated on May 19th, 2025 at 9:47am MDT