

# \$668,000 - 134 10309 107 Street, Edmonton

MLS® #E4431460

**\$668,000**

1 Bedroom, 1.00 Bathroom, 1,717 sqft  
Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Loft living meets urban sophistication in this one-of-a-kind 1 bed + flex space, 1 bath unit in downtown Edmonton. Soaring 17-ft concrete ceilings, striking pillars, and in-floor heating set the tone for a space that's both bold and comfortable. The open-concept kitchen is a showstopper, featuring two-tone cabinetry, quartz countertops and premium stainless appliances, ideal for entertaining. A cozy flex space offers the perfect home office or reading nook. Upstairs, the lofted bedroom boasts warm hardwood flooring, exposed brick, space for lounging or desk setup, and views overlooking the main level. While the spacious, upgraded bathroom is located on the main floor, the home offers thoughtful layout flow. Enjoy two dedicated storage rooms, custom lighting, fresh paint and heated underground parking. Steps from MacEwan, LRT, the Ice District, river valley and dining, this character-rich loft is a standout choice for students, professionals or investors alike.

Built in 1928

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4431460  |
| Price     | \$668,000 |
| Bedrooms  | 1         |
| Bathrooms | 1.00      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 1                 |
| Square Footage | 1,717             |
| Acres          | 0.00              |
| Year Built     | 1928              |
| Type           | Condo / Townhouse |
| Sub-Type       | Lowrise Apartment |
| Style          | Loft              |
| Status         | Active            |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 134 10309 107 Street |
| Area        | Edmonton             |
| Subdivision | Downtown (Edmonton)  |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5J 1K3              |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | Air Conditioner, Intercom, Security Door, Sprinkler System-Fire |
| Parking Spaces | 1   |
| Parking        | Heated, Underground   |

### **Interior**

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, In Floor Heat System, Natural Gas  |
| # of Stories | 1  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Concrete, Brick  |
| Exterior Features | Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, View City, View Downtown |
| Roof              | Tar & Gravel   |
| Construction      | Concrete, Brick  |
| Foundation        | Concrete Perimeter   |

**School Information**

|            |                  |
|------------|------------------|
| Elementary | Garneau School   |
| Middle     | Allendale School |
| High       | McKernan School  |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 17th, 2025 |
| Days on Market | 2                |
| Zoning         | Zone 12          |
| Condo Fee      | \$856            |

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Listing information last updated on April 19th, 2025 at 8:17pm MDT