

# \$147,800 - 303 10150 117 Street, Edmonton

MLS® #E4445699

**\$147,800**

2 Bedroom, 1.00 Bathroom, 836 sqft

Condo / Townhouse on 0.00 Acres

W&hkw&ant&win, Edmonton, AB

10 Things Youâ€™ll Love About This Downtown Edmonton Condo: 1. Airbnb-Friendly & Pet-Friendly! One of the rare downtown buildings that allows short-term rentals & welcomes pets, including large dogs! 2. Renovated - Fresh paint & new flooring give this space a modern feel. 3. Functional Layout - The 2-bdrm design is perfect for small families, roommates or a work-from-home. 4. Private Balcony - Enjoy your AM coffee or unwind with evening wine from your own balcony. 5. All-Inclusive Condo Fees - Say goodbye to utility bills, your condo fee covers all utilities. 6. Underground Parking - Safe, secure & snow-free parking year-round. 7. Top-Notch Amenities - pool, gym, sauna, BBQ patio & free laundry. 8. Ample In-Suite Storage - Keep everything organized with the convenience of your own spacious storage room inside the unit. 9. Prime Location - just steps to shopping, river valley & more! Easy access to U of A, NAIT & Grant MacEwan 10. Move in Reay - All that is left to do is move in & enjoy!

Built in 1974

## Essential Information

MLS® # E4445699

Price \$147,800



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 836                    |
| Acres          | 0.00                   |
| Year Built     | 1974                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 303 10150 117 Street |
| Area        | Edmonton             |
| Subdivision | WÃ©hkwÃ©ntÃ©win      |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5K 2J2              |

### Amenities

|           |   |
|-----------|---|
| Amenities | Exercise Room, Sauna; Swirlpool; Steam, Storage-In-Suite, See Remarks |
| Parking   | Underground   |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric |
| Heating      | Hot Water, Natural Gas                                      |
| # of Stories | 17  |
| Stories      | 1   |
| Has Basement | Yes   |
| Basement     | None, No Basement   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Concrete, Brick, Metal  |
| Exterior Features | Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | EPDM Membrane   |
| Construction      | Concrete, Brick, Metal  |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 3rd, 2025  
Days on Market                1  
Zoning                              Zone 12  
Condo Fee                        \$736

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