

# \$160,000 - 423 11618 100 Avenue, Edmonton

MLS® #E4410326

**\$160,000**

1 Bedroom, 1.50 Bathroom, 675 sqft  
Condo / Townhouse on 0.00 Acres

W&hkw&ant&win, Edmonton, AB

Attention professionals! Experience the ultimate convenience of downtown living with seamless access to the LRT and shopping. This stylish urban retreat boasts a striking spiral staircase, brand-new flooring, fresh paint, and sleek modern countertops. Natural light floods the living area through a stunning stained glass window, creating a warm yet bright ambiance, with space for a small dining table or desk. The well-appointed kitchen offers ample cupboard space and essential appliances. Enjoy the luxury of two bathrooms—a 2-piece loft ensuite and a 4-piece main-floor bath. Step onto the brand-new balcony on the main level or unwind on the expansive private rooftop deck. For added security, the building features surveillance cameras. Additional perks include heated underground parking, bike storage, a spacious laundry room, and visitor parking at the rear. Elevate your lifestyle with this beautifully designed loft condo in the heart of the city!

Built in 1981

## Essential Information

MLS® #	E4410326
Price	\$160,000
Bedrooms	1



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	675
Acres	0.00
Year Built	1981
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Multi Level Apartment
Status	Active

### **Community Information**

Address	423 11618 100 Avenue
Area	Edmonton
Subdivision	WÃ©hkwÃ©ntÃ©win
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 0J9

### **Amenities**

Amenities	Deck, Parking-Visitor, Secured Parking, Security Door, Vaulted Ceiling, Rooftop Deck/Patio
Parking Spaces	1
Parking	Heated, Stall, Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Refrigerator, Stove-Electric
Heating	Baseboard, Hot Water, Natural Gas
# of Stories	4
Stories	2
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Metal
Exterior Features	Golf Nearby, Public Transportation, River Valley View, Shopping Nearby, View City, View Downtown

Roof	Tar & Gravel
Construction	Wood, Metal
Foundation	Concrete Perimeter, Wood

### **Additional Information**

Date Listed            October 15th, 2024

Days on Market       185

Zoning                 Zone 12

Condo Fee             \$645

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