

## \$395,000 - 10 9734 111 Street, Edmonton

MLS® #E4428498

**\$395,000**

3 Bedroom, 2.50 Bathroom, 2,391 sqft  
Condo / Townhouse on 0.00 Acres

W&A hkw&ant&win, Edmonton, AB

RIVER VALLEY VIEWS from this ENTIRE FLOOR PENTHOUSE condo on the 6th floor in this unique 10 unit CONCRETE building. Conveniently located steps from the river valley trails, the LRT & quick access to Downtown, Ice District, Brewery District & the U of A. Spectacular views with 360 degree exposures. This RENOVATED 3 bedroom 2.5 bath 2,391 sq.ft. unit has loads of space for entertaining & lots of natural light. Enjoy the gourmet kitchen with ample counter space, an 11' island, 2 pullout pantries, stainless steel appliances. The spacious living room with a wood burning fireplace & the family room with a gas fireplace have access to the wrap around southwest facing deck. Primary bedroom has a 3 piece ensuite w a walk-in shower & office area. 2nd bedroom has been turned into a dressing room with built-in closets. The 3rd bedroom has a Murphy bed & built-in desk. 3 piece bathroom with a walk-in shower. The building has a GORGEOUS ROOFTOP DECK. TWO UNDERGROUND PARKING 14, 15. Impeccably kept, a beautiful home!

Built in 1985

### Essential Information

MLS® #	E4428498
Price	\$395,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,391
Acres	0.00
Year Built	1985
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Penthouse
Status	Active

### Community Information

Address	10 9734 111 Street
Area	Edmonton
Subdivision	WÃ©hkwÃ¢ntÃ´win
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 1J8

### Amenities

Amenities	Secured Parking, Security Door, Storage-In-Suite, Rooftop Deck/Patio
Parking Spaces	2
Parking	Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings, Oven Built-In-Two
Heating	Hot Water, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door, Mantel, Stone Facing
# of Stories	7
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Stucco
Exterior Features	Golf Nearby, Private Setting, Public Transportation, River Valley View, Schools, Shopping Nearby, View Downtown
Roof	Tar & Gravel
Construction	Concrete, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 1st, 2025
Days on Market	145
Zoning	Zone 12
Condo Fee	\$2,774

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