

# \$99,900 - 304 10021 116 Street, Edmonton

MLS® #E4453659

**\$99,900**

1 Bedroom, 1.00 Bathroom, 505 sqft  
Condo / Townhouse on 0.00 Acres

West Edmonton, Edmonton, AB

Charming one bedroom condo conveniently located West of downtown and within walking distance to Grant Notely Park, Victoria River Valley Park and the Victoria Golf Course. The 3rd floor suite offers a spacious and bright living room and kitchen. The large windows allow an abundance of natural light. There is a large bedroom and 4 pc bathroom. This condo is perfect for a student with transit located right outside the building and a quick bus ride to the University. Enjoy the hustle and bustle of downtown with trendy restaurants, coffee shops and nightlife all within walking distance.

Built in 1963

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4453659               |
| Price          | \$99,900               |
| Bedrooms       | 1                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 505                    |
| Acres          | 0.00                   |
| Year Built     | 1963                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 304 10021 116 Street |
| Area        | Edmonton             |
| Subdivision | W&hkw&nt&win         |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5K 1V5              |

### Amenities

|           |                                  |
|-----------|----------------------------------|
| Amenities | Detectors Smoke, No Smoking Home |
| Parking   | Stall                            |

### Interior

|              |                                        |
|--------------|----------------------------------------|
| Appliances   | Hood Fan, Refrigerator, Stove-Electric |
| Heating      | Hot Water, Natural Gas                 |
| # of Stories | 7                                      |
| Stories      | 1                                      |
| Has Basement | Yes                                    |
| Basement     | None, No Basement                      |

### Exterior

|                   |                                                                         |
|-------------------|-------------------------------------------------------------------------|
| Exterior          | Concrete, Brick                                                         |
| Exterior Features | Back Lane, Golf Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Tar & Gravel                                                            |
| Construction      | Concrete, Brick                                                         |
| Foundation        | Concrete Perimeter                                                      |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 19th, 2025 |
| Days on Market | 11                |
| Zoning         | Zone 12           |
| Condo Fee      | \$399             |

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