

## \$569,000 - 705 9720 106 Street, Edmonton

MLS® #E4428834

**\$569,000**

2 Bedroom, 2.00 Bathroom, 1,139 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

This stunning 2-bedroom, 2-bathroom condo w/ A/C offers luxury living with breathtaking views of the Legislative Building & more. The open-concept design features engineered hardwood floors throughout, granite countertops in the kitchen and bathrooms. The kitchen boasts a large island with a built-in microwave & stainless steel appliances. The cabinets have some pull out drawers & a wall pantry. The spacious living room includes a cozy fireplace and large windows that flood the space with natural light. This Condo is perfect for entertaining. The primary bedroom features a large walk-in closet and a luxurious 5-piece ensuite w/ dual sinks, a separate shower, and tub. The second bedroom also has a walk-in closet. Enjoy building amenities such as a gym, social room, & ample visitor parking. An underground heated parking stall adds convenience year-round. Located near the Legislative Grounds, pedway available to cross over. This condo offers both comfort and convenience.

Built in 2018

### Essential Information

MLS® # E4428834

Price \$569,000

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	1,139
Acres	0.00
Year Built	2018
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

### Community Information

Address	705 9720 106 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 0K8

### Amenities

Amenities	On Street Parking, Car Wash, Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Exercise Room, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Sprinkler System-Fire, HRV System
Parking Spaces	1
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Heat Pump, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
# of Stories	27
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Brick, Metal, Stucco
Exterior Features	Back Lane, Golf Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, View City, View Downtown, See Remarks
Roof	EPDM Membrane
Construction	Concrete, Brick, Metal, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 3rd, 2025
Days on Market	100
Zoning	Zone 12
Condo Fee	\$732

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