

## \$84,900 - 202 10604 34 Street, Edmonton

MLS® #E4446148

**\$84,900**

2 Bedroom, 1.00 Bathroom, 806 sqft

Condo / Townhouse on 0.00 Acres

Rundle Heights, Edmonton, AB

Beautiful 2 bedroom apartment, freshly painted top to bottom. Stunning updated bathroom which includes a shower with all the bells and whistles you could ever want. The kitchen has a new stove and well maintained fridge. This unit has large windows in a south facing unit to enjoy the sun all year long. Across the hallway you will find a secured storage room, for all your extras that don't need daily. Laundry rooms on each floor, which costs \$2.00 per load for the washer and dryer each. Just steps from the building are 2 bus stops that travel different directions. Rundle Park is just a couple minute walk, with shopping and restaurants minutes away as well. Schools across the street with a brand new Jr. high school being built. Very quiet family oriented building with a forward thinking condo group. Parking spot assigned right outside the back door. Ready to move in and start a new chapter in this fabulous unit.

Built in 1969

### Essential Information

|            |          |
|------------|----------|
| MLS® #     | E4446148 |
| Price      | \$84,900 |
| Bedrooms   | 2        |
| Bathrooms  | 1.00     |
| Full Baths | 1        |



|                |                        |
|----------------|------------------------|
| Square Footage | 806                    |
| Acres          | 0.00                   |
| Year Built     | 1969                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 202 10604 34 Street |
| Area        | Edmonton            |
| Subdivision | Rundle Heights      |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5W 1Y2             |

### Amenities

|           |                             |
|-----------|-----------------------------|
| Amenities | Vinyl Windows, Storage Cage |
| Parking   | Stall                       |

### Interior

|              |  |
|--------------|--|
| Appliances   | Hood Fan, Refrigerator, Stove-Electric |
| Heating      | Hot Water, Natural Gas                 |
| # of Stories | 3                                      |
| Stories      | 1                                      |
| Has Basement | Yes                                    |
| Basement     | None, No Basement                      |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick, Stucco  |
| Exterior Features | Golf Nearby, Level Land, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Flat   |
| Construction      | Wood, Brick, Stucco  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|             |                |
|-------------|----------------|
| Date Listed | July 5th, 2025 |
|-------------|----------------|

|                |         |
|----------------|---------|
| Days on Market | 1       |
| Zoning         | Zone 23 |
| Condo Fee      | \$460   |

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Listing information last updated on July 6th, 2025 at 9:47am MDT