

## \$94,000 - 402 10725 111 Street, Edmonton

MLS® #E4432724

**\$94,000**

1 Bedroom, 1.00 Bathroom, 744 sqft

Condo / Townhouse on 0.00 Acres

Queen Mary Park, Edmonton, AB

Top-floor corner unit with stunning city and Arena District views! Just a 10-min walk to Grant MacEwan, the Ice District, Brewery District, and all the shopping/dining along 104 Ave. This bright and private 1-bed condo features laminate flooring throughout and a functional kitchen with classic white cabinetry and matching appliances. Large windows, patio doors, and decking were updated in 2017 to enhance both style and efficiency. The bathroom offers a clean, simple design with coordinating finishes. Enjoy free laundry with access on each floor for added convenience. The building is pet-friendly with board approval. With an open layout, unbeatable views, and a prime location, this suite is the perfect urban retreat!

Built in 1971

### Essential Information

|                |          |
|----------------|----------|
| MLS® #         | E4432724 |
| Price          | \$94,000 |
| Bedrooms       | 1        |
| Bathrooms      | 1.00     |
| Full Baths     | 1        |
| Square Footage | 744      |
| Acres          | 0.00     |
| Year Built     | 1971     |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 402 10725 111 Street |
| Area        | Edmonton             |
| Subdivision | Queen Mary Park      |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5H 3G2              |

### Amenities

|           |                                             |
|-----------|---------------------------------------------|
| Amenities | Intercom, No Smoking Home, Parking-Plug-Ins |
| Parking   | Stall                                       |

### Interior

|              |                                                                       |
|--------------|-----------------------------------------------------------------------|
| Appliances   | Fan-Ceiling, Hood Fan, Refrigerator, Stove-Electric, Window Coverings |
| Heating      | Baseboard, Natural Gas                                                |
| # of Stories | 4                                                                     |
| Stories      | 1                                                                     |
| Has Basement | Yes                                                                   |
| Basement     | None, No Basement                                                     |

### Exterior

|                   |                                                                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Stucco                                                                                                                               |
| Exterior Features | Back Lane, Flat Site, Landscaped, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, View City |
| Roof              | Asphalt Shingles                                                                                                                                  |
| Construction      | Wood, Brick, Stucco                                                                                                                               |
| Foundation        | Concrete Perimeter                                                                                                                                |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 25th, 2025 |
| Days on Market | 5                |
| Zoning         | Zone 08          |

Condo Fee                \$496

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 30th, 2025 at 4:02am MDT