

# \$219,700 - 206 10606 102 Avenue, Edmonton

MLS® #E4442842

## \$219,700

2 Bedroom, 1.00 Bathroom, 861 sqft  
Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Fully Furnished 2-Bedroom Condo in Downtown Edmonton 2-bedroom, 1-bathroom corner unit located on the second floor of a downtown building. This 860 sq ft condo features an open-concept layout with quartz countertops in the kitchen and bathroom, laminate flooring throughout, and a laundry room with front-load washer and dryer. Includes a north-facing patio and underground parking. Located within walking distance to MacEwan University, NorQuest College, Rogers Place, shopping, restaurants, and LRT stations. Unit comes furnished with 2 couches, 2 queen-size beds with mattresses, 4 bedside tables, 1 dresser, dining table, office table, TV stand, and television.

Built in 2004

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4442842          |
| Price          | \$219,700         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 861               |
| Acres          | 0.00              |
| Year Built     | 2004              |
| Type           | Condo / Townhouse |



|          |                        |
|----------|------------------------|
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 206 10606 102 Avenue |
| Area        | Edmonton             |
| Subdivision | Downtown (Edmonton)  |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5J 5E9              |

### Amenities

|           |             |
|-----------|-------------|
| Amenities | Patio       |
| Parking   | Underground |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Refrigerator, Stove-Electric |
| Heating      | Fan Coil, Combination                             |
| # of Stories | 5   |
| Stories      | 3   |
| Has Basement | Yes   |
| Basement     | None, No Basement                                 |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco                                    |
| Exterior Features | Public Transportation, Schools, Shopping Nearby |
| Roof              | EPDM Membrane                                   |
| Construction      | Wood, Stucco                                    |
| Foundation        | Concrete Perimeter                              |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 17th, 2025 |
| Days on Market | 68              |
| Zoning         | Zone 12         |
| Condo Fee      | \$503           |

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 August 24th, 2025 at 7:47pm MDT