\$172,890 - 11307 99 Avenue, Edmonton

MLS® #E4434014

\$172,890

2 Bedroom, 1.00 Bathroom, 925 sqft Condo / Townhouse on 0.00 Acres

WîhkwÃantôwin, Edmonton, AB

Breathtaking River Valley and city views in this pet-friendly concrete high-rise and suite. This highly desirable, bright, 12th-flr corner unit in the Valhalla offers 2 spacious bedrooms, 1 bath, and a generous living room. Enjoy the large balcony sunrise views. Featuring laminate flooring and ready for your personal touch. Includes in-suite storage and one titled heated underground parking stall. All utilities are included, plus air conditioning. The Valhalla offers an on-site mgr, security fob system, a well-equipped fitness room with a saltwater pool and a social room. The expansive main floor deck is perfect for enjoying fireworks or views of the golf course and nature. Ideally located in the vibrant Wihkwentowin (formerly Oliver) neighbourhood; steps from the LRT, trails, dining, entertainment, U of A, Government bldgs, MacEwan University, shopping, and Ice District. Don't miss the opportunity.

Built in 1970

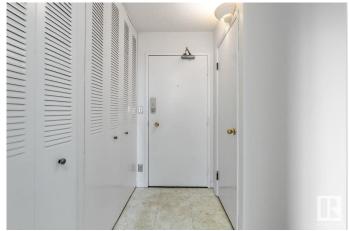
Essential Information

MLS® # E4434014 Price \$172,890

Bedrooms 2
Bathrooms 1.00

Full Baths 1







Square Footage 925
Acres 0.00
Year Built 1970

Type Condo / Townhouse
Sub-Type Apartment High Rise
Style Single Level Apartment

Status Active

Community Information

Address 11307 99 Avenue

Area Edmonton

Subdivision Wîhkwêntôwin

City Edmonton
County ALBERTA

Province AB

Postal Code T5K 0H2

Amenities

Amenities Air Conditioner, Deck, Detectors Smoke, Exercise Room, Intercom, No

Smoking Home, Parking-Visitor, Party Room, Pool-Indoor, Recreation Room/Centre, Secured Parking, Security Door, Social Rooms,

Storage-In-Suite

Parking Spaces 1

Parking Heated, Parkade, Stall, Underground

Has Pool Yes

Interior

Appliances Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric

Heating Hot Water, Natural Gas

of Stories 16
Stories 1

Has Basement Yes

Basement None, No Basement

Exterior

Exterior Concrete

Exterior Features Backs Onto Park/Trees, Boating, Golf Nearby, Hillside, Landscaped, No.

Back Lane, Park/Reserve, Picnic Area, Public Transportation, Ravine View, River Valley View, River View, Rolling Land, Shopping Nearby,

View City

Roof Tar & T

Construction Concrete

Foundation Concrete Perimeter

Additional Information

Date Listed May 2nd, 2025

Days on Market 45

Zoning Zone 12

Condo Fee \$944

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