## \$226,777 - 115 10118 106 Ave, Edmonton

MLS® #E4440360

## \$226,777

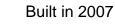
2 Bedroom, 2.00 Bathroom, 854 sqft Condo / Townhouse on 0.00 Acres

Central Mcdougall, Edmonton, AB

This cozy, 2 bed/2 bath, 854 sq ft unit is well lit with natural light due to its private corner location. It features A/C, a fireplace, stainless steel appliances, as well as a large wrap-around patio that is great for outdoor living and enjoying the city views. Your new home awaits in a vibrant neighborhood surrounded by the Ice District/Rogers Place Arena, MacEwan University, the LRT, and popular dining spots like the Lingnan, & Brew and Bloom. Additionally, the property offers heated underground parking; a valuable feature during the winter months in Edmonton. This property is popular due to its location and proximity to amenities. Come take a look!







## **Essential Information**

| MLS® #         | E4440360          |
|----------------|-------------------|
| Price          | \$226,777         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 854               |
| Acres          | 0.00              |
| Year Built     | 2007              |
| Туре           | Condo / Townhouse |
| Sub-Type       | Lowrise Apartment |
|                |                   |



| Style                  | Single Level Apartment  |
|------------------------|---|
| Status                 | Active  |
| Community Information  |   |
| Address                | 115 10118 106 Ave   |
| Area                   | Edmonton  |
| Subdivision            | Central Mcdougall   |
| City                   | Edmonton  |
| County                 | ALBERTA   |
| Province               | AB  |
| Postal Code            | T5H 0B8   |
| Amenities              |   |
| Amenities              | On Street Parking, Air Conditioner, No Animal Home, No Smoking<br>Home, Parking-Visitor, Secured Parking, Security Door |
| Parking Spaces         | 1   |
| Parking                | Underground   |
| Interior               |   |
| Interior Features      | ensuite bathroom  |
| Appliances             | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Washer, Window Coverings, Stove-Induction           |
| Heating                | Forced Air-1, Natural Gas   |
| # of Stories           | 5   |
| Stories                | 1   |
| Has Basement           | Yes   |
| Basement               | None, No Basement   |
| Exterior               |   |
| Exterior               | Wood, Stucco  |
| Exterior Features      | Corner Lot, Public Transportation, Shopping Nearby  |
| Roof                   | Tar & Gravel  |
| Construction           | Wood, Stucco  |
| Foundation             | Concrete Perimeter  |
| Additional Information |   |
| Data Listad            | lung Ath 2025   |

Date ListedJune 4th, 2025Days on Market86ZoningZone 08

## Condo Fee \$536

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 29th, 2025 at 1:02am MDT