

# \$178,500 - 208 11217 103 Avenue, Edmonton

MLS® #E4438707

**\$178,500**

2 Bedroom, 2.00 Bathroom, 1,061 sqft  
Condo / Townhouse on 0.00 Acres

W&Akw&ant&win, Edmonton, AB

Welcome to this classic and beautifully maintained 2 bedroom, 2 bathroom condo tucked away on a quiet tree-lined street in desirable Oliver. Just steps to Grant MacEwan University, Rogers Place, the Ice District, shopping, restaurants, transit, and even the U of A – downtown living doesn’t get much more convenient! Inside you’ll find stunning hardwood floors, rich maple kitchen cabinetry with ample storage, elegant crown mouldings, and custom built-ins throughout. The generous primary suite features a walk-in closet and a luxurious ensuite with a jetted tub and separate stand-up shower. The second bedroom is ideal for guests, a home office, or a cozy study. Additional highlights include in-suite laundry and one of the few homes in the building with energized covered parking. Whether you're a student, professional, or simply someone who loves the downtown lifestyle, this home offers charm, comfort, and unbeatable location.

Built in 1978

## Essential Information

MLS® #	E4438707
Price	\$178,500
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	1,061
Acres	0.00
Year Built	1978
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	208 11217 103 Avenue
Area	Edmonton
Subdivision	WÃ©hkwÃ¢ntÃ¢win
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2V9

### Amenities

Amenities	Intercom, Parking-Plug-Ins, Vinyl Windows
Parking	Stall

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Intercom, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Hot Water, See Remarks
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood
Exterior Features	Corner Lot, Flat Site, Golf Nearby, Low Maintenance Landscape, Paved Lane, Playground Nearby, Public Transportation, Schools
Roof	Tar & Gravel
Construction	Wood
Foundation	Concrete Perimeter

**School Information**

Elementary	Wāhkwāntāwin School
Middle	Westminster School
High	Victoria School

**Additional Information**

Date Listed	May 26th, 2025
Days on Market	10
Zoning	Zone 12
Condo Fee	\$677

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