

Courtesy Of David C St. Jean Of Exp Realty

## \$200,000 - 102 10630 78 Avenue, Edmonton

MLS® #E4413028

### \$200,000

2 Bedroom, 2.00 Bathroom, 947 sqft  
Condo / Townhouse on 0.00 Acres

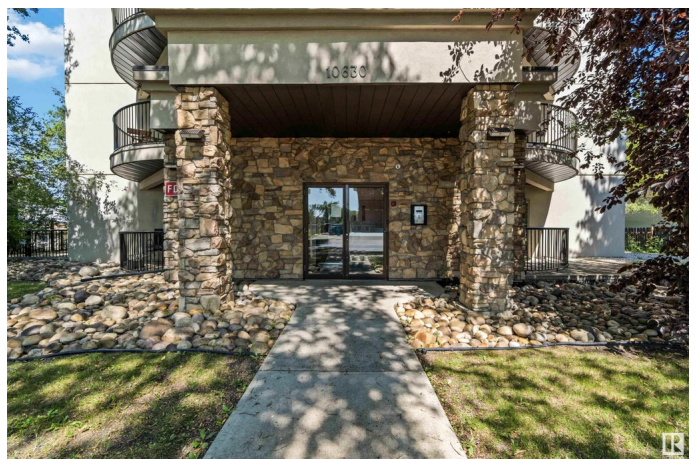
Queen Alexandra, Edmonton, AB

Welcome to this beautiful 947 SqFt main-floor condo in Queen Alexandra, offering 2 spacious bedrooms and 2 full bathrooms. With 9-foot ceilings and a cozy gas fireplace, the airy living room is perfect for both relaxation and entertaining. The open-concept kitchen and dining area ensure seamless flow for daily living and gatherings. The primary suite features a generous walk-in closet and a luxurious en-suite with double sinks. Step outside to your private covered terrace, complete with a natural gas hookup for your BBQ. Enjoy the convenience of in-suite laundry, underground heated parking, and close proximity to the University of Alberta, Whyte Avenue, the River Valley, shopping, and dining. ALL THIS HOME NEEDS IS YOU!

Built in 2004

### Essential Information

MLS® #	E4413028
Price	\$200,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	947
Acres	0.00
Year Built	2004



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

### **Community Information**

Address	102 10630 78 Avenue
Area	Edmonton
Subdivision	Queen Alexandra
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 1P5

### **Amenities**

Amenities	Ceiling 9 ft., Intercom, Parking-Extra, Secured Parking, Sprinkler System-Fire, Vinyl Windows, Natural Gas BBQ Hookup
Parking Spaces	1
Parking	Heated, Stall, Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Intercom, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Stucco
Exterior Features	Flat Site, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof	Tar & Gravel
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	GARNEAU SCHOOL
Middle	MCKERNAN SCHOOL
High	STRATHCONA SCHOOL

### **Additional Information**

Date Listed            November 7th, 2024

Days on Market      152

Zoning                Zone 15

Condo Fee            \$731

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 7th, 2025 at 10:17pm MDT