

Courtesy Of Erin Holowach Of ComFree

## \$289,000 - 404 12028 103 Avenue, Edmonton

MLS® #E4416156

**\$289,000**

2 Bedroom, 2.00 Bathroom, 1,399 sqft

Condo / Townhouse on 0.00 Acres

W&A hkw&A nt&A win, Edmonton, AB

Luxury Downtown Penthouse Loft Experience downtown living in this exquisite penthouse condo. Soaring ceilings and expansive windows. This home is the perfect blend of luxury and modern design. The main level features a sleek open concept, kitchen with granite countertops, raised eating bar and walkout balcony. The master bedroom, also on the main level, offers a tranquil retreat with a walk-in closet and a spa inspired, three-piece en suite, with jetted tub. The main bathroom showcases, a rainshower surrounded by beautiful Italian tile. Its Grand, Modern staircase, leads to the loft, a versatile space currently used as the second bedroom. From here, step out onto the private rooftop deck, where you can relax and entertain. The floor throughout is a mix of engineered hardwood, granite tile, and carpet. This home is just steps away from the brewery district, art galleries, and caf&A s. Enjoy strolls along the promenade, nearby golf courses and river valley. This penthouse is more than a home, it&A s-a lifestyle.

Built in 1994

### Essential Information

MLS® # E4416156

Price \$289,000



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,399             |
| Acres          | 0.00              |
| Year Built     | 1994              |
| Type           | Condo / Townhouse |
| Sub-Type       | Lowrise Apartment |
| Style          | Loft              |
| Status         | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 404 12028 103 Avenue |
| Area        | Edmonton             |
| Subdivision | WÃ©hkwÃ¢ntÃ´win      |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5K 2T9              |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 10 ft., Deck, Detectors Smoke, Front Porch, Guest Suite, Hot Water Instant, No Smoking Home, Parking-Extra, Parking-Visitor, Patio, Secured Parking, Security Door, Sprinkler System-Fire, Television Connection |
| Parking   | Parkade, Underground   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Intercom, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, In Floor Heat System, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Glass Door, Insert, Mantel  |
| # of Stories      | 4   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

**Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco  |
| Exterior Features | Back Lane, Backs Onto Park/Trees, Corner Lot, Environmental Reserve, Golf Nearby, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Treed Lot, View City |
| Roof              | Tar & Gravel  |
| Construction      | Wood, Stucco  |
| Foundation        | Concrete Perimeter  |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | December 16th, 2024 |
| Days on Market | 135                 |
| Zoning         | Zone 12             |
| Condo Fee      | \$1,045             |

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Listing information last updated on April 30th, 2025 at 5:47pm MDT