

## \$89,000 - 509 10160 114 Street, Edmonton

MLS® #E4411556

**\$89,000**

1 Bedroom, 1.00 Bathroom, 366 sqft

Condo / Townhouse on 0.00 Acres

W&hkw&ntwin, Edmonton, AB

Welcome to sought-after Hargate Tower, your opportunity to own an absolute gem in the prime community of Oliver. Low maintenance and an efficient layout make this unit perfect for busy professionals and students to focus on what truly matters. Your view faces west just for you to enjoy the afternoon and evening sun. Enjoy the best of two worlds with immediate access from the west to Downtown business and entertainment, and a 9-minute walk to the River Valley just south of your property. Golf nearby at the Victoria Golf Course and easily access the fresh bike trails to the river valley. Stay active with daily walks to MacEwan University or ride your bike on the bridge across the river to world renown University of Alberta. Recently renovated, Your investment shines as a rental property for lifestyle connoisseurs with a selective and refined taste for Edmonton's finest restaurants and shopping, all within a walkable distance. Popular Korean restaurant Hanjan located on the first floor is sure to entertain.

Built in 1979

### Essential Information

MLS® # E4411556

Price \$89,000

Bedrooms 1



Bathrooms	1.00
Full Baths	1
Square Footage	366
Acres	0.00
Year Built	1979
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

### Community Information

Address	509 10160 114 Street
Area	Edmonton
Subdivision	W&hkw&ant&win
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2L2

### Amenities

Amenities	No Animal Home, Parking-Visitor, Security Door
Parking	Heated, Underground

### Interior

Appliances	Refrigerator, Stove-Electric
Heating	Hot Water, Natural Gas
# of Stories	8
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Brick
Exterior Features	Back Lane, Playground Nearby, Shopping Nearby
Roof	Tar & Gravel
Construction	Concrete, Brick
Foundation	Concrete Perimeter

### Additional Information

Date Listed	October 24th, 2024
Days on Market	186
Zoning	Zone 12
Condo Fee	\$331

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Listing information last updated on April 28th, 2025 at 11:47am MDT