\$172,890 - 11307 99 Avenue, Edmonton

MLS® #E4434014

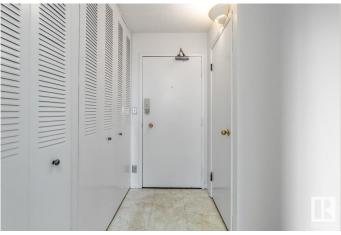
\$172,890

2 Bedroom, 1.00 Bathroom, 925 sqft Condo / Townhouse on 0.00 Acres

Wîhkwêntôwin, Edmonton, AB

Breathtaking River Valley and city views in this pet-friendly concrete high-rise and suite. This highly desirable, bright, 12th-flr corner unit in the Valhalla offers 2 spacious bedrooms, 1 bath, and a generous living room. Enjoy the large balcony sunrise views. Featuring laminate flooring and ready for your personal touch. Includes in-suite storage and one titled heated underground parking stall. All utilities are included, plus air conditioning. The Valhalla offers an on-site mgr, security fob system, a well-equipped fitness room with a saltwater pool and a social room. The expansive main floor deck is perfect for enjoying fireworks or views of the golf course and nature. Ideally located in the vibrant Wihkwentowin (formerly Oliver) neighbourhood; steps from the LRT, trails, dining, entertainment, U of A, Government bldgs, MacEwan University, shopping, and Ice District. Don't miss the opportunity.







Built in 1970

Essential Information

MLS® #	E4434014
Price	\$172,890
Bedrooms	2
Bathrooms	1.00
Full Baths	1

Square Footage	925
Acres	0.00
Year Built	1970
Туре	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

Community Information

Address	11307 99 Avenue
Area	Edmonton
Subdivision	Wîhkwêntôwin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 0H2

Amenities

Amenities	Air Conditioner,	Deck, De	tectors Sm	oke, Exer	cise Roo	om, Inter	com, No
	Smoking Home, Parking-Visitor, Party Room, Pool-Indoor, Recreation						
	Room/Centre,	Secured	Parking,	Security	Door,	Social	Rooms,
	Storage-In-Suite	e					

Parking Spaces	1
Parking	Heated, Parkade, Stall, Underground
Has Pool	Yes

Interior

Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric
Heating	Hot Water, Natural Gas
# of Stories	16
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Concrete
Exterior Features	Backs Onto Park/Trees, Boating, Golf Nearby, Hillside, Landscaped, No Back Lane, Park/Reserve, Picnic Area, Public Transportation, Ravine View, River Valley View, River View, Rolling Land, Shopping Nearby, View City

Roof	Tar & Gravel
Construction	Concrete
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 2nd, 2025
Days on Market	44
Zoning	Zone 12
Condo Fee	\$944

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Listing information last updated on June 15th, 2025 at 7:02pm MDT