# $200,000 - 10504 99 Avenue, Edmonton

MLS® #E4440055

## $200,000

1 Bedroom, 1.00 Bathroom, 621 sqft
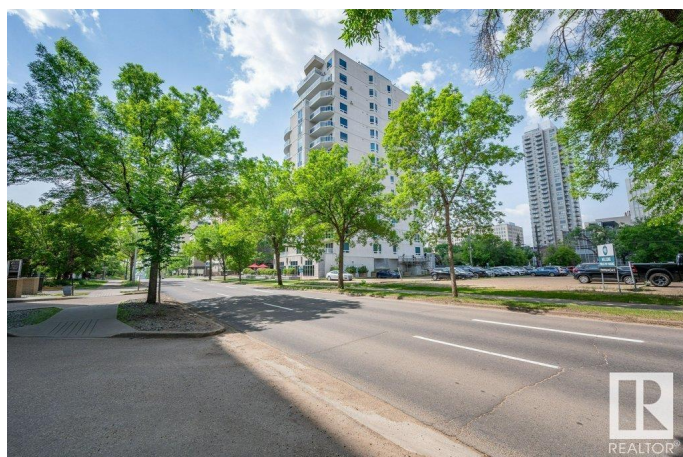Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Outstanding location, walk to everything from this pristine one bedroom, air conditioned, suite located in The Omega; a well maintained and managed high-rise. The freshly painted, open floor plan offers a kitchen with ample work and storage space including a corner pantry and breakfast bar and newer Bosch dishwasher. The large living area offers numerous windows that fill the suite with an abundance of natural light and present views of the city and river valley. Big enough for a king size bed, the master suite boasts a spacious walk-in closet and is just steps to a modern four piece bath. Enjoy the convenience of in-suite laundry, the beautiful morning sun from your east facing private balcony just off the main living area as well as a titled underground, heated parking stall and exercise room situated right in the building. Amazing value!

Built in 2004

## Essential Information

| | |
|---|---|
| MLS® # | E4440055 |
| Price | $200,000 |
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 621 |

| Acres | 0.00 |
|---|---|
| Year Built | 2004 |
| Type | Condo / Townhouse |
| Sub-Type | Apartment High Rise |
| Style | Single Level Apartment |
| Status | Active |

## Community Information

| Address | 10504 99 Avenue |
|---|---|
| Area | Edmonton |
| Subdivision | Downtown (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5K 1B2 |

## Amenities

| Amenities | Air Conditioner, Exercise Room, Intercom, Secured Parking |
|---|---|
| Parking Spaces | 1 |
| Parking | Heated, Underground |

## Interior

| Appliances | Air Conditioner-Window, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
|---|---|
| Heating | Hot Water, Natural Gas |
| # of Stories | 15 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

## Exterior

| Exterior | Concrete, Stone, Stucco |
|---|---|
| Exterior Features | Flat Site, Golf Nearby, Paved Lane, Public Transportation, Schools, Shopping Nearby, View City, View Downtown |
| Roof | Tar &amp; Gravel |
| Construction | Concrete, Stone, Stucco |
| Foundation | Concrete Perimeter |

## Additional Information

| | |
|---|---|
| Date Listed | June 3rd, 2025 |
| Days on Market | 12 |
| Zoning | Zone 12 |
| Condo Fee | $464 |

Listing information last updated on June 15th, 2025 at 12:32am MDT