\$277,000 - 412 9804 101 Street, Edmonton

MLS® #E4426455

\$277,000

2 Bedroom, 1.00 Bathroom, 897 sqft Condo / Townhouse on 0.00 Acres

Rossdale, Edmonton, AB

Top-Floor Gem with Unobstructed Views! This top-floor, two-bedroom condo boasts stunning south-facing views in a prime location across from Diamond Park. The open-concept layout features modern cabinetry, black appliances, and an eating barâ€"perfect for daily living and entertaining. The spacious primary bedroom fits a king-sized bed and offers direct access to a four-piece bath with a soaker tub and walk-in shower. A second entrance adds convenience. The second bedroom is ideal as a home office or guest space. Extras include in-suite laundry, a titled parking stall with secure storage, and ample street parking. Recent upgrades: a new hot-water tank, furnace, and freshly cleaned ducts. The well-maintained building has open-air corridors and a proactive condo board. Steps from the river valley, trails, and urban amenities, this condo blends comfort, convenience, and scenic beauty!

Built in 2001

Essential Information

MLS® # E4426455

Price \$277,000

Bedrooms 2

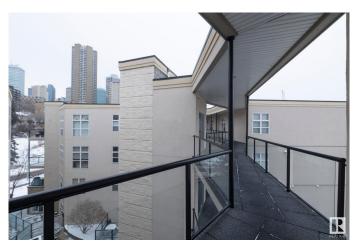
Bathrooms 1.00

Full Baths 1

Square Footage 897







Acres 0.00 Year Built 2001

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

Community Information

Address 412 9804 101 Street

Area Edmonton
Subdivision Rossdale
City Edmonton
County ALBERTA

Province AB

Postal Code T5K 2X3

Amenities

Amenities No Smoking Home, Storage Cage, Natural Gas BBQ Hookup

Parking Underground

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked

Washer/Dryer, Stove-Electric, Window Coverings

Heating Forced Air-1, Natural Gas

of Stories 4
Stories 1
Has Basement Yes

Basement None, No Basement

Exterior

Exterior Wood, Stucco

Exterior Features Gated Community, Shopping Nearby, View City

Roof Tar & T

Foundation Concrete Perimeter

Additional Information

Date Listed March 19th, 2025

Days on Market 16

Zoning Zone 12

Condo Fee \$375

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 4th, 2025 at 6:17pm MDT