

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	133
Zoning	Zone 12
Condo Fee	\$1,045

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