

\$549,800 - 1102 11503 100 Avenue, Edmonton

MLS® #E4430663

\$549,800

2 Bedroom, 2.00 Bathroom, 1,915 sqft

Condo / Townhouse on 0.00 Acres

Wähkwäntäwin, Edmonton, AB

SPECTACULAR RIVER VALLEY VIEWS from this 1915 sq.ft. 2 bedroom + den, 2 bathroom condo in the sought after LEMARCHAND TOWER conveniently located close to the river valley trails, transportation & quick access to shopping, restaurants, coffee shops, the Brewery & Ice Districts. RENOVATED unit with a gourmet kitchen open to the living area featuring cherry wood cabinetry with plenty of pull out drawers offering lots of storage, a raised eating bar, granite countertops, built-in desk & a walk-in pantry. Formal dining room. The living area has a corner electric fireplace & built-in cabinets for the TV with pull out drawers. Double french doors to the den. The 2nd bedroom is across from the 4 piece bathroom. The spacious primary bedroom suite has a walk through closet to the 5 piece ensuite bathroom that has a jacuzzi tub & walk-in shower. Crown moulding throughout, hardwood flooring, carpeting in the bedrooms. 2 large U/G PARKING with storage over 1 stall. Guest suite, party room w a patio. Shows well

Built in 1980

Essential Information

MLS® # E4430663

Price \$549,800



| | |
|----------------|------------------------|
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,915 |
| Acres | 0.00 |
| Year Built | 1980 |
| Type | Condo / Townhouse |
| Sub-Type | Apartment High Rise |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 1102 11503 100 Avenue |
| Area | Edmonton |
| Subdivision | W&hkw&ant&win |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5K 2K7 |

Amenities

| | |
|----------------|--|
| Amenities | Air Conditioner, Deck, Guest Suite, Secured Parking, Security Door, Social Rooms, Storage-In-Suite, Storage Cage |
| Parking Spaces | 2 |
| Parking | Underground |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Fan Coil, Hot Water, Natural Gas |
| Fireplaces | Corner, Glass Door, Mantel |
| # of Stories | 17 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|----------|-----------------|
| Exterior | Concrete, Brick |
|----------|-----------------|

| | |
|-------------------|--|
| Exterior Features | Golf Nearby, Private Setting, Public Transportation, River Valley View, Shopping Nearby, View City |
| Roof | Tar & Gravel |
| Construction | Concrete, Brick |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 12th, 2025 |
| Days on Market | 80 |
| Zoning | Zone 12 |
| Condo Fee | \$1,484 |

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Listing information last updated on July 1st, 2025 at 4:47pm MDT