

## \$424,900 - 702 9923 103 Street, Edmonton

MLS® #E4429788

**\$424,900**

2 Bedroom, 2.00 Bathroom, 1,322 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Step into this elegant 2-bed, 2-bath condo, spanning 1,300+ sq ft of timeless luxury. The gourmet kitchen features full-height wood cabinetry and granite countertops, flowing into a dining area with stone feature walls and an open living room with River Valley views. The primary bedroom offers a walk-through double closet and ensuite with vanity. The second bedroom, with French doors and built-in shelving, doubles as a home office. Italian porcelain tiles cover the condo, including two south-facing balconies. Valley Towers in Edmonton offers three units per floor and amenities like an indoor pool, spa, sauna, gym, and social room. Gated parking includes a heated underground space with storage. Condo fees cover all utilities and amenities. Steps from Rogers Place and LRT, this is refined living at its best.

Built in 1977

### Essential Information

MLS® #	E4429788
Price	\$424,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,322
Acres	0.00



Year Built	1977
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	702 9923 103 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2J3

### **Amenities**

Amenities	Barbecue-Built-In, Exercise Room, Hot Tub, Intercom, Parking-Visitor, Party Room, Patio, Pool-Indoor, Recreation Room/Centre, Sauna; Swirlpool; Steam, Secured Parking, Workshop, Storage Cage
Parking	Heated, Parkade, Underground
Has Pool	Yes

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Control, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	24
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Concrete, Composition
Exterior Features	Golf Nearby, Public Transportation, River Valley View, Schools, Shopping Nearby, View City, View Downtown, Private Park Access
Roof	Tar & Gravel
Construction	Concrete, Composition
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 9th, 2025
Days on Market	21
Zoning	Zone 12
Condo Fee	\$1,024

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Listing information last updated on April 30th, 2025 at 5:47pm MDT