

\$435,000 - 2 10235 111 Street, Edmonton

MLS® #E4430745

\$435,000

2 Bedroom, 1.50 Bathroom, 1,354 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

PRIME LOCATION & VERSATILE

OPPORTUNITY! This rare DOWNTOWN

townhome blends lifestyle and flexibility.

Located on 111 St across from Grant

MacEwan, steps from Tim Hortons, Brewery

District, Rogers Place & Jasper Ave. Zoned

COMMERCIAL DC2, it's fully renovated &

wired as an office—ideal as a high-end home,

retail space, or live-work setup! Fully fenced

with a large front deck leading to double doors,

9 ft ceilings, open concept living/conference

room & den. Stylish vinyl plank floors, modern

kitchen w/ sleek cabinetry & SS appliances.

Upstairs has 2 spacious beds/offices + bonus

room, 3pc bath & laundry. DOUBLE

ATTACHED TANDEM GARAGE + ample

street parking. Flexible use + unbeatable

location = a must see!

Built in 2001

Essential Information

MLS® # E4430745

Price \$435,000

Bedrooms 2

Bathrooms 1.50

Full Baths 1

Half Baths 1

Square Footage 1,354

Acres 0.00



Year Built	2001
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	2 10235 111 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2V5

Amenities

Amenities	On Street Parking, Ceiling 9 ft., Deck, No Smoking Home, Patio, Vinyl Windows
Parking	Double Garage Attached, Tandem

Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	See Remarks

Exterior

Exterior	Wood, Vinyl
Exterior Features	Commercial, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 14th, 2025
Days on Market	19
Zoning	Zone 12

Condo Fee \$519

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