

## \$499,900 - 10309 107 Street, Edmonton

MLS® #E4436583

**\$499,900**

1 Bedroom, 2.00 Bathroom, 1,900 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Style+elegance welcomes you to this upscale 2-story loft, rich in history+located in the historical John Deere Building. The industrial chic design boasts the original soaring cedar ceilings, exposed brick walls, fir beams+maple hardwood floors. This bright corner unit offers over 1900sqft of living space. The renovated kitchen is timeless w/classic cabinets, granite counters, mosaic backsplash, s/s appliances, eating bar+dining area. The main floor has a spacious open concept w/living room, studio space, 4pc bath+a metal spiral staircase to below. The lower level offers the primary bedroom, second living room, flex space for a den or exercise area, 4pc bath+second entrance. Other features include: A/C, laundry+underground parking. Located in one of the most vibrant areas in the heart of downtown+surrounded by AMAZING restaurants, entertainment+shops. Enjoy an URBAN lifestyle right out your front door+only steps to the Ice District, Rogers Arena, MacEwan, 104 Street, the River Valley+LRT. Urban living has never felt so FABULOUS!

Built in 1928

### Essential Information

MLS® # E4436583

Price \$499,900



|                |                   |
|----------------|-------------------|
| Bedrooms       | 1                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,900             |
| Acres          | 0.00              |
| Year Built     | 1928              |
| Type           | Condo / Townhouse |
| Sub-Type       | Lowrise Apartment |
| Style          | Loft              |
| Status         | Active            |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 10309 107 Street    |
| Area        | Edmonton            |
| Subdivision | Downtown (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5J 1K3             |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Air Conditioner, Closet Organizers, Detectors Smoke, Intercom, No Animal Home, Open Beam, Parking-Visitor, Secured Parking, Security Door, Sprinkler System-Fire, Storage-In-Suite, Vaulted Ceiling, Vinyl Windows |
| Parking Spaces | 1  |
| Parking        | Underground  |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings, See Remarks |
| Heating      | Fan Coil, Natural Gas   |
| # of Stories | 3   |
| Stories      | 2   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### Exterior

|          |       |
|----------|-------|
| Exterior | Brick |
|----------|-------|

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Public Transportation, Shopping |
| Roof              | Tar & Gravel                    |
| Construction      | Brick                           |
| Foundation        | Concrete Perimeter              |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 15th, 2025 |
| Days on Market | 32             |
| Zoning         | Zone 12        |
| Condo Fee      | \$869          |



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Listing information last updated on June 16th, 2025 at 8:32am MDT