

\$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	63
Zoning	Zone 12

Condo Fee \$519

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