

## \$159,900 - 206 9010 106 Avenue, Edmonton

MLS® #E4446773

**\$159,900**

2 Bedroom, 2.00 Bathroom, 1,004 sqft

Condo / Townhouse on 0.00 Acres

Boyle Street, Edmonton, AB

Check out this beautiful CORNER UNIT with parking almost directly outside. This TWO BEDROOM, TWO BATHROOM has it all. The kitchen has been updated with new cupboards, countertops and stainless steel appliances. Just off the kitchen is the dining area. The living room has a WOOD BURNING FIREPLACE and sliding doors to the balcony. The primary bedroom has a four piece ensuite and a walk through closet. This unit is freshly painted with newer flooring throughout and features IN SUITE LAUNDRY, a huge storage area and a COVERED PARKING STALL. This building is equipped with a gym, social/party room and has a school directly across the street. Minutes to downtown and the river valley, this is the perfect place to call home!

Built in 1989

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4446773  |
| Price          | \$159,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,004     |
| Acres          | 0.00      |
| Year Built     | 1989      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 206 9010 106 Avenue |
| Area        | Edmonton            |
| Subdivision | Boyle Street        |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5H 4K3             |

### Amenities

|           |                       |
|-----------|-----------------------|
| Amenities | See Remarks           |
| Parking   | Single Carport, Stall |

### Interior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                    |
| Appliances        | Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Heat Pump, Hot Water, Natural Gas                                                                                   |
| Fireplace         | Yes                                                                                                                 |
| Fireplaces        | Fresh Air, Tile Surround                                                                                            |
| # of Stories      | 4                                                                                                                   |
| Stories           | 1                                                                                                                   |
| Has Basement      | Yes                                                                                                                 |
| Basement          | None, No Basement                                                                                                   |

### Exterior

|                   |                                                     |
|-------------------|-----------------------------------------------------|
| Exterior          | Wood, Stucco                                        |
| Exterior Features | Public Transportation, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                    |
| Construction      | Wood, Stucco                                        |
| Foundation        | Concrete Perimeter                                  |

### Additional Information

|             |                |
|-------------|----------------|
| Date Listed | July 9th, 2025 |
|-------------|----------------|

|                |         |
|----------------|---------|
| Days on Market | 42      |
| Zoning         | Zone 13 |
| Condo Fee      | \$631   |

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Listing information last updated on August 20th, 2025 at 7:02pm MDT