

# **\$349,900 - 1101 10649 Saskatchewan Drive, Edmonton**

MLS® #E4447970

**\$349,900**

2 Bedroom, 2.00 Bathroom, 967 sqft

Condo / Townhouse on 0.00 Acres

Strathcona, Edmonton, AB

Spectacular 11th-floor corner unit in Lord Strathcona Manor with panoramic river valley & city skyline views. This 967 sq ft, 2 bed, 2 bath condo features an open-concept layout with large windows, a corner fireplace, and a massive balcony perfect for entertaining or unwinding with a natural gas hook up for your bbq. The kitchen is large with stainless steel appliances and an eating bar for your convenience. The primary suite includes a sunny bow window, dual closets & private ensuite and private balcony and storage room. Enjoy in-suite laundry, an on-site fitness room, bike storage, and TWO titled parking stalls. Walk to the U of A, Downtown, & Whyte Ave from this pet-friendly, secure building. Condo fees include heat, water & parking—just pay power & cable. Ideal for professionals seeking comfort, convenience, and breathtaking views!

Built in 1999

## **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | E4447970  |
| Price          | \$349,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 967       |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1999                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Apartment High Rise    |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 1101 10649 Saskatchewan Drive |
| Area        | Edmonton                      |
| Subdivision | Strathcona                    |
| City        | Edmonton                      |
| County      | ALBERTA                       |
| Province    | AB                            |
| Postal Code | T6E 6S8                       |

### Amenities

|           |                                                                                                    |
|-----------|----------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Intercom, No Smoking Home, Parking-Visitor, Security Door, Natural Gas BBQ Hookup |
| Parking   | Underground                                                                                        |

### Interior

|                   |                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                        |
| Appliances        | Dishwasher-Built-In, Garburator, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating           | Heat Pump, Natural Gas                                                                                  |
| Fireplace         | Yes                                                                                                     |
| Fireplaces        | Corner                                                                                                  |
| # of Stories      | 17                                                                                                      |
| Stories           | 1                                                                                                       |
| Has Basement      | Yes                                                                                                     |
| Basement          | None, No Basement                                                                                       |

### Exterior

|                   |                                                                                                                                                                                |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Brick                                                                                                                                                                |
| Exterior Features | Back Lane, Golf Nearby, Low Maintenance Landscape, Playground Nearby, Public Transportation, River Valley View, River View, Schools, Shopping Nearby, View City, View Downtown |
| Roof              | Tar & Gravel                                                                                                                                                                   |
| Construction      | Concrete, Brick                                                                                                                                                                |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 16th, 2025  
Days on Market                33  
Zoning                              Zone 15  
Condo Fee                        \$691

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