

# **\$199,900 - 340 10403 122 Street, Edmonton**

MLS® #E4425947

**\$199,900**

1 Bedroom, 1.00 Bathroom, 920 sqft

Condo / Townhouse on 0.00 Acres

Westmount, Edmonton, AB

**RENOVATED** rare gem in Glenora Gates !  
This stunning 3rd-floor condo offers 920 sq. ft. of stylish living space with soaring 10-foot ceilings and a bright, open-concept layout. The spacious kitchen boasts a massive island, sleek stainless steel appliances, and flows seamlessly into the dining and living areas - perfect for entertaining. A generously sized bedroom features a east-facing window and a mirrored closet with built-ins, while the nearby 4pc bath adds convenience. Step onto the covered NW balcony to enjoy a private outdoor retreat. Additional perks include in-suite laundry, an underground parking stall, and a storage cage. Ideally located next to the Brewery District and within walking distance to parks, the river valley, Grant MacEwan University, the Ice District, and more!

Built in 2003

## **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | E4425947  |
| Price          | \$199,900 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 920       |
| Acres          | 0.00      |
| Year Built     | 2003      |



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

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 340 10403 122 Street |
| Area        | Edmonton             |
| Subdivision | Westmount            |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5N 4C1              |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 10 ft., Closet Organizers, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Visitor, Patio, Sprinkler System-Fire, Storage-In-Suite |
| Parking   | Underground, See Remarks   |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Euro Washer/Dryer Combo, Garage Control, Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Electric, Window Coverings |
| Heating      | Forced Air-1, Natural Gas  |
| # of Stories | 4  |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Concrete, Stucco, See Remarks   |
| Exterior Features | Golf Nearby, Playground Nearby, Public Transportation, Shopping Nearby, View Downtown |
| Roof              | Asphalt Shingles  |
| Construction      | Concrete, Stucco, See Remarks   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|             |                  |
|-------------|------------------|
| Date Listed | March 15th, 2025 |
|-------------|------------------|

|                |         |
|----------------|---------|
| Days on Market | 44      |
| Zoning         | Zone 07 |
| Condo Fee      | \$474   |

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Listing information last updated on April 28th, 2025 at 12:47pm MDT