

## \$449,555 - 3511 10360 102 Street, Edmonton

MLS® #E4431160

**\$449,555**

1 Bedroom, 1.00 Bathroom, 660 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

**\*West Facing Unit\*** Welcome to the LEGENDS Private Residences—an exceptional opportunity to own a 35th-floor, west-facing 1 Bed + spacious Den unit. Enjoy breathtaking views of Rogers Place, the vibrant plaza, and the priceless view of our stunning city sunsets. Located in the heart of the ICE District, you'll experience seamless indoor access to Rogers Place for the Oilers games, concerts, the financial core, a newly opened grocery store, public transit, and more. Benefit from world-class amenities shared with the JW Marriott, including a luxurious spa with an indoor pool, steam, and whirlpool, along with ARCHETYPE Fitness and exceptional dining options, including room service and valet. Residents also enjoy 24/7 concierge service, security, a private lounge with a conference room and billiards, plus access to a rooftop patio where you can get together with friends & enjoy a BBQ in the summer. Experience luxury living at LEGENDS, Edmonton's premier tower!

Built in 2017

### Essential Information

MLS® # E4431160

Price \$449,555

Bedrooms 1



|                |                        |
|----------------|------------------------|
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 660                    |
| Acres          | 0.00                   |
| Year Built     | 2017                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 3511 10360 102 Street |
| Area        | Edmonton              |
| Subdivision | Downtown (Edmonton)   |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5J 0K6               |

### Amenities

|           |                                                                                                                                  |
|-----------|----------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Barbecue-Built-In, Ceiling 10 ft., Exercise Room, Patio, Recreation Room/Centre, Secured Parking, Security Door |
| Parking   | Stall, Underground                                                                                                               |

### Interior

|              |                                                                                                  |
|--------------|--------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stacked Washer/Dryer |
| Heating      | Baseboard, Natural Gas                                                                           |
| # of Stories | 54                                                                                               |
| Stories      | 1                                                                                                |
| Has Basement | Yes                                                                                              |
| Basement     | None, No Basement                                                                                |

### Exterior

|                   |                                                                                                                           |
|-------------------|---------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Stucco                                                                                                          |
| Exterior Features | Golf Nearby, Paved Lane, Playground Nearby, Public Transportation, Shopping Nearby, View City, View Downtown, See Remarks |
| Roof              | Metal                                                                                                                     |
| Construction      | Concrete, Stucco                                                                                                          |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 16th, 2025  
Days on Market                61  
Zoning                              Zone 12  
Condo Fee                        \$837

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