\$210,000 - 206 9640 105 Street, Edmonton

MLS® #E4444275

\$210,000

2 Bedroom, 2.00 Bathroom, 1,077 sqft Condo / Townhouse on 0.00 Acres

Rossdale, Edmonton, AB

Absolutely TURN KEY home! This CONDO boasts OPEN CONCEPT, IN-SUITE LAUNDRY, 2 SPACIOUS BEDROOMS, PRIMARY bedroom with ENSUITE. MASSIVE LIVING ROOM with GAS FIREPLACE. LARGE DINING AREA. The UPDATED KITCHEN offers great WORK FLOW, with a COUNTER TOP EATING BAR. This gem LOCATED steps from the RIVERVALLEY and the LEGISLATURE GROUNDS. PUBLIC TRANSIT offered across the street. MINUTES from GRANT MACEWAN UNIVERSITY or the LRT. LRT offers an EASY COMUTE TO NAIT, University of Alberta, ROYALY ALEX HOSPITAL...AND many more LRT stops. Enjoy your morning coffee or evening beverage from your BALCONY. The CONDO offers you ONE UNDER-GOUND PARKING STALL. This amazing CONDO has NEW PAINT & LUXURY VINYL PLANK FLOORING, UPDATED KITCHEN and BATHROOMS. IMMEDIATE POSSESSION AVAILABLE.

Built in 1995

Essential Information

MLS® # E4444275 Price \$210,000

Bedrooms 2
Bathrooms 2.00







Full Baths 2

Square Footage 1,077
Acres 0.00
Year Built 1995

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

Community Information

Address 206 9640 105 Street

Area Edmonton
Subdivision Rossdale
City Edmonton
County ALBERTA

Province AB

Postal Code T5K 0Z7

Amenities

Amenities Air Conditioner, No Animal Home, No Smoking Home, Parking-Visitor

Parking Underground

Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan,

Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window

Coverings

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Mantel

of Stories 4

Stories 1

Has Basement Yes

Basement None, No Basement

Exterior

Exterior Wood, Stucco, Hardie Board Siding

Exterior Features Public Transportation, Shopping Nearby, View Downtown

Roof Asphalt Shingles

Construction Wood, Stucco, Hardie Board Siding

Foundation Concrete Perimeter

Additional Information

Date Listed June 25th, 2025

Days on Market 126

Zoning Zone 12

Condo Fee \$588

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 29th, 2025 at 5:02am MDT