

# \$199,000 - 9939 109 Street, Edmonton

MLS® #E4435939

**\$199,000**

1 Bedroom, 1.00 Bathroom, 636 sqft  
Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

This 1 Bedroom, 1 Bathroom condo offers modern living in the heart of downtown. Situated on the 7th floor, it features an open-concept kitchen and living area with granite countertops, appliances, in-suite washer and dryer, recently updated flooring, and a cozy fireplace. Step out onto the spacious balcony to relax, or take advantage of the titled heated underground parking conveniently located just steps from the elevator. Residents also have access to a great on-site fitness facility, making it easy to stay active without leaving the building.

Built in 2005

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4435939               |
| Price          | \$199,000              |
| Bedrooms       | 1                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 636                    |
| Acres          | 0.00                   |
| Year Built     | 2005                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |



**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 9939 109 Street     |
| Area        | Edmonton            |
| Subdivision | Downtown (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5K 1H6             |

**Amenities**

|           |                      |
|-----------|----------------------|
| Amenities | Exercise Room        |
| Parking   | Parkade, Underground |

**Interior**

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Heat Pump, Natural Gas   |
| # of Stories | 18   |
| Stories      | 1  |
| Has Basement | Yes  |
| Basement     | None, No Basement  |

**Exterior**

|                   |                    |
|-------------------|--------------------|
| Exterior          | Concrete, Stucco   |
| Exterior Features | Schools            |
| Roof              | Tar & Gravel       |
| Construction      | Concrete, Stucco   |
| Foundation        | Concrete Perimeter |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 12th, 2025 |
| Days on Market | 35             |
| Zoning         | Zone 12        |
| Condo Fee      | \$524          |

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Listing information last updated on June 16th, 2025 at 2:47am MDT