

Courtesy Of Sam Killick and Jakie K Ng Of ARIVL

# \$339,000 - 804 9741 110 Street, Edmonton

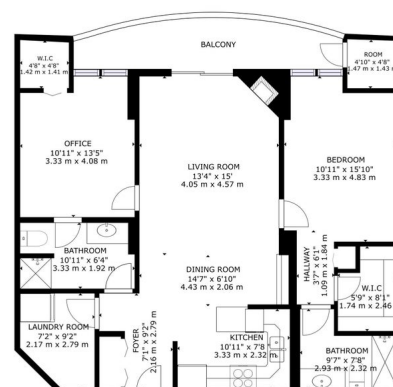
MLS® #E4422670

**\$339,000**

2 Bedroom, 2.00 Bathroom, 1,094 sqft  
Condo / Townhouse on 0.00 Acres

Wá@hkwÃ²ntÃ´win, Edmonton, AB

UNBEATABLE VALUE IN GRANDIN â€“ WEST-FACING RIVER VALLEY SUNSET VIEWS, RENOVATED 2 BED 2 BATH, HARDWOOD FLOORING, UPDATED KITCHEN, AIR CONDITIONING, STORAGE & UNDERGROUND PARKING! Located in Grandin in Wá@hkwÃ²ntÃ´win (formerly Oliver), just steps from Constable Ezio Faraone Park, High Level Bridge, the antique Streetcar stop and Government LRT Station, this home is only three blocks south of Jasper Ave & 110 Street. Best features include an open-concept kitchen flowing into the living and dining space, picturesque views of mature tree-lined streets, a massive balcony with a storage room, and oversized, well-separated bedrooms. Upgrades include granite countertops, LED lighting, immaculate hardwood throughout with tile in the kitchen and bathrooms, walk-in closets with organizers, and a cozy corner electric fireplace. Premium amenities include a small gym, heated underground parking, and part-time on-site management. This 18+, no-pet building is quiet, clean, and in an unbeatable location!



#804, 9741 - 110 STREET  
GRANDIN MANOR  
OLIVER, EDMONTON

Built in 1999

## Essential Information

MLS® #

E4422670

|                |                        |
|----------------|------------------------|
| Price          | \$339,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,094                  |
| Acres          | 0.00                   |
| Year Built     | 1999                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 804 9741 110 Street |
| Area        | Edmonton            |
| Subdivision | W&hkw&ant&win       |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5K 2V8             |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Air Conditioner, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Exercise Room, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Storage-In-Suite, Storage-Locker Room, Natural Gas BBQ Hookup |
| Parking Spaces | 1  |
| Parking        | Heated, Parkade, Stall, Underground  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garburator, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Heat Pump, Electric  |
| Fireplace         | Yes  |
| Fireplaces        | Corner   |
| # of Stories      | 18   |
| Stories           | 1  |

Has Basement Yes  
Basement None, No Basement

### **Exterior**

Exterior Concrete, Brick, Stucco  
Exterior Features Back Lane, Corner Lot, Golf Nearby, Landscaped, Low Maintenance Landscape, Park/Reserve, Public Transportation, River Valley View, River View, Schools, Shopping Nearby, View City  
Roof Tar & Gravel  
Construction Concrete, Brick, Stucco  
Foundation Concrete Perimeter

### **School Information**

Elementary OLIVER  
Middle WESTMINSTER  
High VICTORIA

### **Additional Information**

Date Listed February 24th, 2025  
Days on Market 46  
Zoning Zone 12  
Condo Fee \$571

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Listing information last updated on April 11th, 2025 at 7:17am MDT