

Courtesy Of Sam Killick Of ARIVL

# \$439,000 - 203 9708 110 Street, Edmonton

MLS® #E4422850

**\$439,000**

2 Bedroom, 2.00 Bathroom, 1,115 sqft  
Condo / Townhouse on 0.00 Acres

Wā@hkwāntāwin, Edmonton, AB

RENOVATED, SAFE, SECURE & PRIVATE  
â€“ THIS 2 BED (1+DEN), 2 BATH HOME IN  
RIVERVIEW GREEN OFFERS STUNNING  
HIGH LEVEL BRIDGE & RIVER VALLEY  
VIEWS, PLUS UNDERGROUND PARKING &  
STORAGE! Located in the heart of Grandin in  
Wā@hkwāntāwin (formerly Oliver), close to  
Downtown, this pet-friendly, well-managed  
building offers exceptional convenience and  
security. Best features include light-filled  
southern exposure, 9-foot ceilings,  
breathtaking views, a gas fireplace, electric  
window coverings with variable shades, and a  
balcony overlooking the park. Upgrades in the  
last two years include luxury vinyl flooring,  
fresh paint, new trim, updated bathrooms, Air  
Conditioning, all-new appliances and a  
refreshed kitchen with cabinet refacing & tile  
backsplash. Premium amenities: gym, lounge,  
meeting room, workshop, guest suite, heated  
parking w/car wash, and heated storage.  
Internet, heat & water included! A perfect  
option for downsizing or city living-furniture can  
be included! Move-in ready, donâ€™t miss this  
rare opportunity!



#203-9708 110 ST  
RIVERVIEW GREEN  
WIKWENTWIN, EDMONTON

GROSS INTERNAL AREA  
FLOOR PLAN 100.00 m<sup>2</sup> (1,115 sq. ft.)  
EXCLUDED AREA - BALCONY 10.00 m<sup>2</sup> (111 sq. ft.)  
TOTAL: 110.00 m<sup>2</sup> (1,226 sq. ft.)  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Built in 2000

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4422850  |
| Price  | \$439,000 |

|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,115                  |
| Acres          | 0.00                   |
| Year Built     | 2000                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 203 9708 110 Street |
| Area        | Edmonton            |
| Subdivision | WÃ©hkwÃ©ntÃ©win     |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5K 2W3             |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Air Conditioner, Car Wash, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Exercise Room, Guest Suite, Intercom, Parking-Visitor, Party Room, Smart/Program. Thermostat, Secured Parking, Security Door, Sprinkler System-Fire, Storage-In-Suite, Storage-Locker Room, Workshop, HRV System, Rooftop Deck/Patio |
| Parking Spaces | 1  |
| Parking        | Heated, Parkade, Stall, Underground  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount, Curtains and Blinds |
| Heating           | Fan Coil, Electric   |
| Fireplace         | Yes  |
| Fireplaces        | Mantel   |
| # of Stories      | 16   |
| Stories           | 1  |

|              |                   |
|--------------|-------------------|
| Has Basement | Yes               |
| Basement     | None, No Basement |

## Exterior

|                   |   |
|-------------------|---|
| Exterior          | Concrete, Brick, Stucco   |
| Exterior Features | Back Lane, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Public Transportation, River Valley View, River View, Schools, Shopping Nearby, View City, View Downtown |
| Roof              | EPDM Membrane   |
| Construction      | Concrete, Brick, Stucco   |
| Foundation        | Concrete Perimeter  |

## School Information

|            |               |
|------------|---------------|
| Elementary | W&hkw&nt&'win |
| Middle     | Westminster   |
| High       | Victoria      |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 25th, 2025 |
| Days on Market | 113                 |
| Zoning         | Zone 12             |
| Condo Fee      | \$867               |

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 June 18th, 2025 at 1:17pm MDT