

\$219,000 - 408 9938 104 Street, Edmonton

MLS® #E4444818

\$219,000

2 Bedroom, 2.00 Bathroom, 862 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Welcome to this well kept, 2 bed 2 bath condo in well managed Melrose Manor! Updates include kitchen countertops and cabinets, stainless appliances, laminate and tile flooring. A great layout lets you enjoy the fireplace in the bright, open concept living room with dedicated dining room. The good sized main bedroom features a full 4 pc ensuite. In suite laundry, balcony with gas hook up. Located on a no-thru, tree lined street and close to the river valley, LRT, all the restaurants and coffee shops downtown has to offer and a 10 min walk to the Ice district. Secured underground parking with car wash and visitor parking in the back. Low condo fees include water and heat. All this convenient, move-in ready condo needs is you!

Built in 2002

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4444818 |
| Price | \$219,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 862 |
| Acres | 0.00 |
| Year Built | 2002 |



| | |
|----------|------------------------|
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 408 9938 104 Street |
| Area | Edmonton |
| Subdivision | Downtown (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5K 2K7 |

Amenities

| | |
|-----------|---|
| Amenities | Car Wash, Deck, Parking-Visitor, Natural Gas BBQ Hookup |
| Parking | Heated, Parkade, Underground |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating | Baseboard, Hot Water, Natural Gas |
| # of Stories | 5 |
| Stories | 5 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Playground Nearby, Public Transportation, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 27th, 2025 |
| Days on Market | 3 |
| Zoning | Zone 12 |

Condo Fee \$513

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Listing information last updated on June 30th, 2025 at 10:17am MDT