



# 11618 100 Avenue 104 Edmonton AB

\$149,000

Gorgeous Private Yard and Deck !!! Underground Parking !! Located on Victoria Promenade with Stunning Views and walking access to the river valley, Victoria Golf Course, Universities, U of A, MacEwan, city center services ! The perfect location w yard space in Oliver. Immaculate move in condition, open floor plan, spacious studio - 1 bdrm combined space, ideal for professional, couple starting out, or retired. Bright colors, Barbie Beautiful, south facing yard, natural light all year. # 104 has Good storage area. Your private fenced yard with deck is ideal for Pets, leisure and entertainment time with family, friends just kicking back and relaxing enjoying being in the fresh river valley air ... If You love to Golf, walk to The Victoria Golf Course & driving range in 5 minutes. Fantastic location for biking, underground garage bike racks, and or scooter, super walking trails. A Must Lifestyle in a well kept, desired area in the Heart of Edmonton, river valley, with shopping, all services at Your Door \*

Listing Presented By:



Originally Listed by:  
Coldwell Banker Mountain Central

juliansells@shaw.ca  
<http://www.juliansells.com>



**RE/MAX Real Estate**

129 Mountain Ash Drive ,  
Wetaskiwin, AB,

Phone: 780-361-9215  
[rsplant@telus.net](mailto:rsplant@telus.net)