



## 9710 105 Street 301 Edmonton AB

\$109,900

INVESTORS DREAM, ALREADY IN THE RENTAL POOL. Downtown, concrete high rise.. Bright and open concept living space combining the kitchen, dinette area and sitting room. One bedroom, an updated bathroom & storage closet complete the unit. Features include timeless white kitchen cabinets and appliances, updated finishes including laminate floors, linoleum and neutral paint, & laundry just outside your door. All this plus an excellent location offering the best of both downtown and the river valley... great access to parks, golfing and the river valley itself and it's expansive trail network, plus all the amenities & lifestyle perks that downtown living has to offer, including dining, cafes, bars, entertainment, shopping, & so much more. Great transit options too including easy access to The University of Alberta, Grant MacEwan & NAIT. Both scramble & street parking available, a handy convenience store off the main lobby & ALL utilities included in your condo fees!

Listing Presented By:



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