



## 10169 104 Street 308 Edmonton AB

\$399,900

Welcome to downtown Edmonton's prestigious & highly sought-after Phillips Lofts! This exceptional unit located in the warehouse/ice district is where this New York-style loft merges historic charm with modern luxury. It's ideal for an elevated urban lifestyle near top dining, entertainment, and Rogers Place. This fully renovated space boasts ceilings with exposed century-old beams, beautiful brick walls, an upgraded Kitchen Craft kitchen, engineered hardwood floors, and all-new custom lighting. Freshly painted throughout, the unit also features a newly updated bathroom, quality cabinetry, and high-end appliances. The open layout includes a spacious bedroom, dining area, and a home office space. Unique to this unit is a rear balcony to offer outdoor space and central AC. Condo fees include heat, water/sewer, access to a rooftop patio, and a pet-friendly policy. This property is perfect as a stylish retreat or lock-and-leave home, this unique loft is ready to impress. Don't miss this opportunity!

Listing Presented By:



Originally Listed by:  
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