



## #404 9819 104 Street Edmonton AB

\$229,000

Welcome to this AMAZING two-bedroom, two-bathroom condo 871 sq.ft in the Vivacity One Concrete building. Open floor plan, spacious living room this condo boasts hardwood flooring, stainless steel appliances, granite counters, AIR CONDITIONING, IN-SUITE LAUNDRY underground heated parking, and a large south-facing glass railed balcony with a gas BBQ hookup and gorgeous views. The primary bedroom features a walk-through closet into a four-piece ensuite bathroom. The building is well managed and has a FITNESS ROOM, main floor green terrace, amenities room and rooftop sky garden. Heat, power and water are all included in the condo fees. Close to Jasper Avenue, University of Alberta and MacEwan University, EXCEPTIONAL LOCATION FOR RIVER VALLEY TRAIL ENTHUSIASTS WITH THE CONVENIENCES OF DOWNTOWN. Walking distance to LRT, City Center shopping, Legislature grounds, and 104 St Farmers Market.

Listing Presented By:



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