

## \$310,000 - 511 10303 111 Street, Edmonton

MLS® #E4432413

**\$310,000**

2 Bedroom, 2.00 Bathroom, 1,165 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Live stylishly in the sweet spot—steps from MacEwan University, nearby the Ice District, & all that Downtown Edmonton has to offer. Visit the REALTOR®'s website for more details. Alta Vista South is a concrete high-rise condo that blends modern design with exceptional convenience. This uncommonly large 2 bed, 2 bath layout offers a smart split-bedroom floorplan—perfect for professional couples or room-mates, making an efficient, segmented use of space. The contemporary finishes give a relaxed vibe as the kitchen flows into a generous living area, ideal for entertaining or winding down. In-suite laundry, a balcony with a natural gas hookup, & underground parking score this condo full points for low maintenance lifestyle. This Adult Living (18+) building is professionally managed, has 15 visitor parking stalls, & an on-site supervisor that's security oriented. Whether you're grabbing brunch, catching a game at Rogers Place, or biking to the River Valley trails, this move-in-ready spot is sweet.

Built in 2008

### Essential Information

MLS® # E4432413

Price \$310,000

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,165                  |
| Acres          | 0.00                   |
| Year Built     | 2008                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 511 10303 111 Street |
| Area        | Edmonton             |
| Subdivision | Downtown (Edmonton)  |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5K 0C6              |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Air Conditioner, No Animal Home, Parking-Visitor, Patio, Security Door, Vinyl Windows, Natural Gas BBQ Hookup |
| Parking Spaces | 1   |
| Parking        | Heated, Parkade, Underground  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Heat Pump, Natural Gas   |
| Fireplace         | Yes  |
| Fireplaces        | Corner, Tile Surround  |
| # of Stories      | 12   |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|          |                         |
|----------|-------------------------|
| Exterior | Concrete, Brick, Stucco |
|----------|-------------------------|

|                   |   |
|-------------------|---|
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby, View City |
| Roof              | Tar & Gravel  |
| Construction      | Concrete, Brick, Stucco   |
| Foundation        | Concrete Perimeter  |

**School Information**

|            |                     |
|------------|---------------------|
| Elementary | W&hkw&nt&win School |
| Middle     | Westminster School  |
| High       | Victoria School     |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 24th, 2025 |
| Days on Market | 6                |
| Zoning         | Zone 12          |
| Condo Fee      | \$635            |

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Listing information last updated on April 30th, 2025 at 1:32am MDT