\$259,900 - 1601 9909 110 Street, Edmonton

MLS® #E4448749

\$259.900

2 Bedroom, 2.00 Bathroom, 1,070 sqft Condo / Townhouse on 0.00 Acres

WîhkwÃantôwin, Edmonton, AB

This newly-upgraded 3 bedroom, 2 full bath condo in Westcliff Arms offers fantastic views of the Legislature, city skyline, and Canada Day fireworks. This effectively managed, quiet concrete building only has 4 units per floor. This corner, 16th floor unit boasts beautiful dark flooring, upgraded kitchen cabinets, countertop, backsplash, appliances and paint. Bright and open with nearly 1100 sq ft featuring in-suite laundry, newer oversized patio door and all windows. Lots of storage in the unit, plus two extra storage cages in front of the 99-year leased underground parking, and a titled outdoor parking stall. Condo fees include heat, power, water/sewer and amenities: exercise room, party room, game room and saunas. Government Centre LRT station is right at your door, close to river valley, walking/bike paths, High Level streetcar, excellent restaurants, and much more. Perfect for families, investors, or students.

Built in 1972

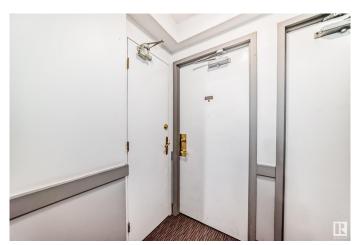
Essential Information

MLS® # E4448749 Price \$259,900

Bedrooms 2
Bathrooms 2.00







Full Baths 2

Square Footage 1,070
Acres 0.00
Year Built 1972

Type Condo / Townhouse
Sub-Type Apartment High Rise
Style Single Level Apartment

Status Active

Community Information

Address 1601 9909 110 Street

Area Edmonton

Subdivision WîhkwÃantôwin

City Edmonton
County ALBERTA

Province AB

Postal Code T5K 2E5

Amenities

Amenities Detectors Smoke, Exercise Room, Intercom, Parking-Extra,

Parking-Plug-Ins, Party Room, Secured Parking, Security Door,

Storage-In-Suite, Storage Cage

Parking Spaces 2

Parking Heated, Parkade, Stall, Underground

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Countertop Electric,

Washer, Window Coverings

Heating Hot Water, Natural Gas

of Stories 16
Stories 1

Has Basement Yes

Basement None, No Basement

Exterior

Exterior Concrete

Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby,

View Downtown

Roof Tar & T

Construction Concrete

Foundation Concrete Perimeter

Additional Information

Date Listed July 19th, 2025

Days on Market 89

Zoning Zone 12

Condo Fee \$939

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