

## \$169,900 - 303 10710 116 Street, Edmonton

MLS® #E4433593

**\$169,900**

2 Bedroom, 1.00 Bathroom, 750 sqft

Condo / Townhouse on 0.00 Acres

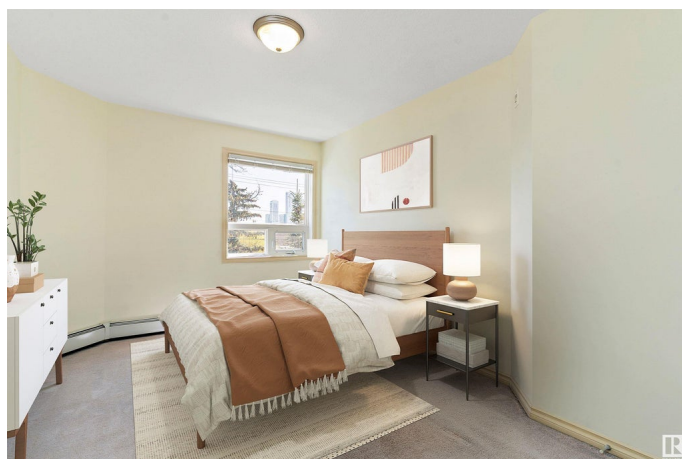
Queen Mary Park, Edmonton, AB

Welcome to Churchill West a well-maintained, 3rd-floor condo in an adult-only building in Queen Mary Park. This East facing unit offers downtown views and features an open layout, gas fireplace, 2 spacious bedrooms, in-suite laundry, and a 4-pc bathroom. Located just minutes from 124th Street, Brewery District, MacEwan, Rogers Place, and the future Valley West LRT station. Condo fees cover heat and water, and 1 powered parking stall is included. Pets allowed with approval. Ideal for students or first-time buyers. Quick possession available!

Built in 2012

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4433593               |
| Price          | \$169,900              |
| Bedrooms       | 2                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 750                    |
| Acres          | 0.00                   |
| Year Built     | 2012                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |



## Community Information

|             |                      |
|-------------|----------------------|
| Address     | 303 10710 116 Street |
| Area        | Edmonton             |
| Subdivision | Queen Mary Park      |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5H 3M2              |

## Amenities

|                |                                                                   |
|----------------|-------------------------------------------------------------------|
| Amenities      | Intercom, Parking-Plug-Ins, Parking-Visitor, Patio, Vinyl Windows |
| Parking Spaces | 1                                                                 |
| Parking        | Stall                                                             |

## Interior

|              |                                                                                    |
|--------------|------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Baseboard, Hot Water, Natural Gas                                                  |
| # of Stories | 4                                                                                  |
| Stories      | 1                                                                                  |
| Has Basement | Yes                                                                                |
| Basement     | None, No Basement                                                                  |

## Exterior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                              |
| Exterior Features | Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, View City, View Downtown |
| Roof              | Asphalt Shingles                                                                                         |
| Construction      | Wood, Vinyl                                                                                              |
| Foundation        | Concrete Perimeter                                                                                       |

## Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 1st, 2025 |
| Days on Market | 98            |
| Zoning         | Zone 08       |
| Condo Fee      | \$462         |

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Listing information last updated on August 7th, 2025 at 2:03pm MDT