

\$439,000 - 9708 110 Street, Edmonton

MLS® #E4422850

\$439,000

2 Bedroom, 2.00 Bathroom, 1,115 sqft  
Condo / Townhouse on 0.00 Acres

Wîkwêntôwin, Edmonton, AB

RENOVATED, SAFE, SECURE & PRIVATE  
“ THIS 2 BED (1+DEN), 2 BATH HOME IN  
RIVERVIEW GREEN OFFERS STUNNING  
HIGH LEVEL BRIDGE & RIVER VALLEY  
VIEWS, PLUS UNDERGROUND PARKING &  
STORAGE! Located in the heart of Grandin in  
Wîkwêntôwin (formerly Oliver), close to  
Downtown, this pet-friendly, well-managed  
building offers exceptional convenience and  
security. Best features include light-filled  
southern exposure, 9-foot ceilings,  
breathtaking views, a gas fireplace, electric  
window coverings with variable shades, and a  
balcony overlooking the park. Upgrades in the  
last two years include luxury vinyl flooring,  
fresh paint, new trim, updated bathrooms, Air  
Conditioning, all-new appliances and a  
refreshed kitchen with cabinet refacing & tile  
backsplash. Premium amenities: gym, lounge,  
meeting room, workshop, guest suite, heated  
parking w/car wash, and heated storage.  
Internet, heat & water included! A perfect  
option for downsizing or city living-furniture can  
be included! Move-in ready, don’t miss this  
rare opportunity!



#203-9708 110 ST  
RIVERVIEW GREEN  
Wîkwêntôwin, EDMONTON

GROSS INTERNAL AREA  
FLOOR PLAN 100.00 m<sup>2</sup> (1,115 sq. ft.)  
EXCLUDED AREAS - BALCONY 10.00 m<sup>2</sup> (111 sq. ft.)  
TOTAL: 110.00 m<sup>2</sup> (1,186 sq. ft.)  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Built in 2000

Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4422850  |
| Price  | \$439,000 |

|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,115                  |
| Acres          | 0.00                   |
| Year Built     | 2000                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 9708 110 Street |
| Area        | Edmonton        |
| Subdivision | W&hkw&ant&win   |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5K 2W3         |

### Amenities

|           |                                                                                                                                                                                                                                                                                                                    |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Car Wash, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Exercise Room, Guest Suite, Intercom, Parking-Visitor, Party Room, Smart/Program. Thermostat, Secured Parking, Security Door, Sprinkler System-Fire, Storage-In-Suite, Storage-Locker Room, Workshop, HRV System, Rooftop Deck/Patio |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

|                |                                     |
|----------------|-------------------------------------|
| Parking Spaces | 1                                   |
| Parking        | Heated, Parkade, Stall, Underground |

### Interior

|                   |                                                                                                                                                                                      |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                     |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount, Curtains and Blinds |
| Heating           | Fan Coil, Electric                                                                                                                                                                   |
| Fireplace         | Yes                                                                                                                                                                                  |
| Fireplaces        | Mantel                                                                                                                                                                               |
| # of Stories      | 16                                                                                                                                                                                   |
| Stories           | 1                                                                                                                                                                                    |

|              |                   |
|--------------|-------------------|
| Has Basement | Yes               |
| Basement     | None, No Basement |

## Exterior

|                   |                                                                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Brick, Stucco                                                                                                                                                         |
| Exterior Features | Back Lane, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Public Transportation, River Valley View, River View, Schools, Shopping Nearby, View City, View Downtown |
| Roof              | EPDM Membrane                                                                                                                                                                   |
| Construction      | Concrete, Brick, Stucco                                                                                                                                                         |
| Foundation        | Concrete Perimeter                                                                                                                                                              |

## School Information

|            |               |
|------------|---------------|
| Elementary | W&hkw&ant&win |
| Middle     | Westminster   |
| High       | Victoria      |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 25th, 2025 |
| Days on Market | 111                 |
| Zoning         | Zone 12             |
| Condo Fee      | \$867               |

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Listing information last updated on June 15th, 2025 at 11:47pm MDT