

Courtesy Of Joseph Rubay Of Real Broker

\$285,000 - 102 10736 116 Street, Edmonton

MLS® #E4454549

\$285,000

2 Bedroom, 2.00 Bathroom, 502 sqft
Condo / Townhouse on 0.00 Acres

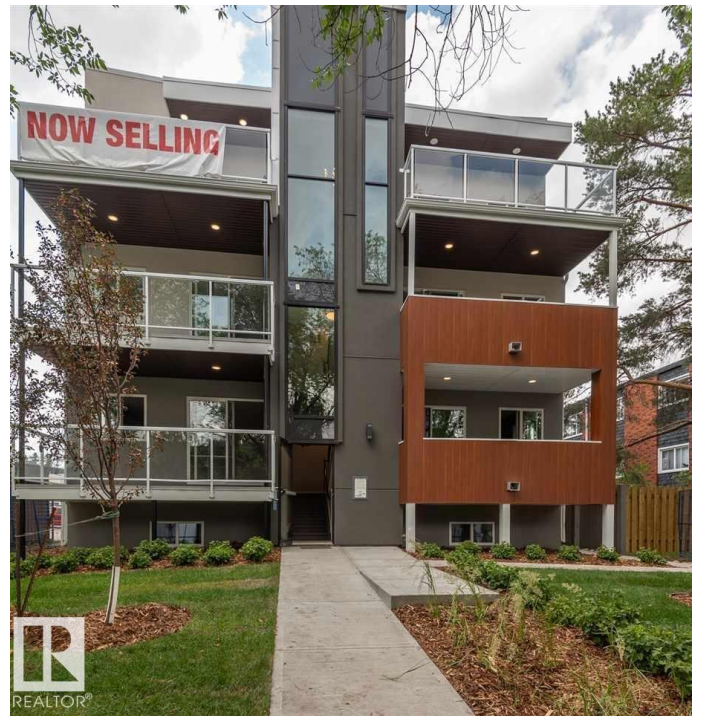
Queen Mary Park, Edmonton, AB

Exceptional 2-Level Condo in a Modern Building! This unique home offers a rare layout with bedrooms and bathrooms on separate levels for privacy. The main floor features an open living and dining area, stylish kitchen with stainless steel appliances, quartz counters, soft-close cabinetry, LED lighting, and a full 3-piece bathroom with access to a private balcony. The lower level includes two spacious bedrooms, a full 4-piece bathroom, a dedicated laundry room, and storage. Finished with plank flooring and triple-pane windows, the unit is bright and inviting. The building is built to the highest standards with acrylic stucco, wood, and Tyndall stone accents, and features a high-efficiency boiler system. Ideally located near MacEwan University, downtown, shopping, and transit. Perfect for professionals, students, or investors. Currently tenant occupied, possession subject to tenancy.

Built in 2017

Essential Information

| | |
|------------|-----------|
| MLS® # | E4454549 |
| Price | \$285,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |



Square Footage 502
Acres 0.00
Year Built 2017
Type Condo / Townhouse
Sub-Type Lowrise Apartment
Style 3 Storey
Status Active

Community Information

Address 102 10736 116 Street
Area Edmonton
Subdivision Queen Mary Park
City Edmonton
County ALBERTA
Province AB
Postal Code T5H 3M2

Amenities

Amenities See Remarks
Parking Stall

Interior

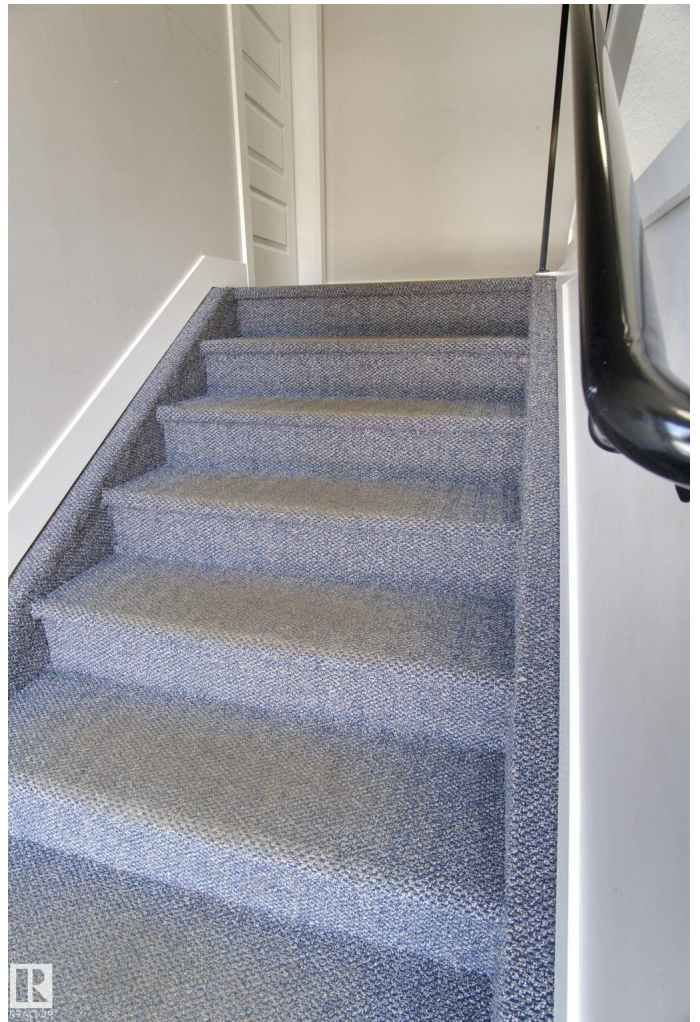
Appliances Dishwasher - Energy Star, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer - Energy Star
Heating Forced Air-1, Natural Gas
of Stories 3
Stories 3
Has Basement Yes
Basement Full, Finished

Exterior

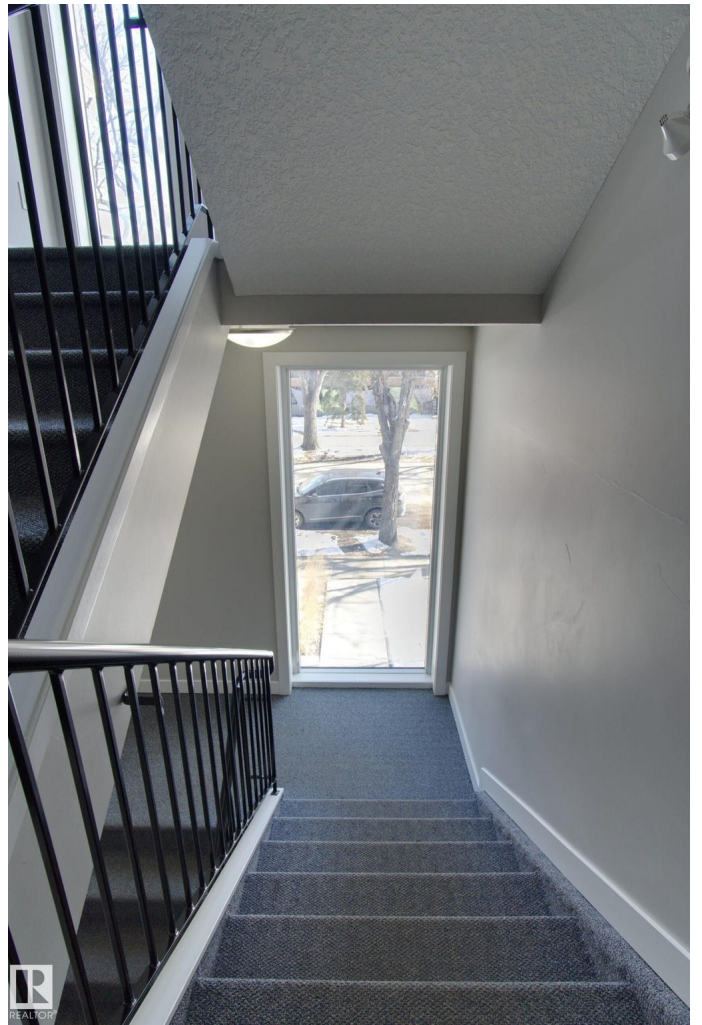
Exterior Wood, Stucco
Exterior Features See Remarks
Roof SBS Roofing System
Construction Wood, Stucco
Foundation Concrete Perimeter

Additional Information

Date Listed August 24th, 2025



Days on Market 2
Zoning Zone 08
Condo Fee \$342



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Listing information last updated on August 26th, 2025 at 11:18am MDT