

# \$425,000 - 1004 10045 118 Street, Edmonton

MLS® #E4459449

## \$425,000

2 Bedroom, 2.50 Bathroom, 1,634 sqft  
Condo / Townhouse on 0.00 Acres

W&hkw&ant&win, Edmonton, AB

Stunning 10th floor 2-storey loft condo with soaring 16 ft ceilings and breathtaking west-facing views of Edmonton's river valley and city skyline. Offering over 1,600 sq. ft. of fully renovated living space, this home features 2 spacious bedrooms, a versatile loft/bonus room, and 2.5 bathrooms. The modern kitchen boasts granite countertops, upgraded cabinetry, stainless steel appliances, tile backsplash, and a large island with eating bar. The open dining and living areas are flooded with natural light from floor-to-ceiling windows. Upstairs, the primary suite includes a walk-in closet and 5-piece ensuite, alongside a second bedroom, full bath, laundry, and loft. With luxury finishes throughout, ample storage, and two titled underground parking stalls, this rare downtown condo is steps to the river valley, LRT, shopping, restaurants, and entertainment.

Built in 1977

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4459449  |
| Price      | \$425,000 |
| Bedrooms   | 2         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,634                  |
| Acres          | 0.00                   |
| Year Built     | 1977                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1004 10045 118 Street |
| Area        | Edmonton              |
| Subdivision | WÃ©hkwÃ©ntÃ©win       |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5K 2K2               |

### Amenities

|                |                                                                       |
|----------------|-----------------------------------------------------------------------|
| Amenities      | Air Conditioner, Ceiling 10 ft., Deck, Detectors Smoke, Exercise Room |
| Parking Spaces | 2                                                                     |
| Parking        | Heated, Parkade, Underground                                          |

### Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                           |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Baseboard, Hot Water, Natural Gas                                          |
| # of Stories      | 15                                                                         |
| Stories           | 2                                                                          |
| Has Basement      | Yes                                                                        |
| Basement          | None, No Basement                                                          |

### Exterior

|                   |                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Composition                                                                     |
| Exterior Features | Golf Nearby, Playground Nearby, Public Transportation, River Valley View, Shopping Nearby |
| Roof              | Tar & Gravel                                                                              |
| Construction      | Concrete, Composition                                                                     |
| Foundation        | Concrete Perimeter                                                                        |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 25th, 2025 |
| Days on Market | 21                   |
| Zoning         | Zone 12              |
| Condo Fee      | \$1,291              |

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Listing information last updated on October 15th, 2025 at 11:17pm MDT