

**\$174,900 - 1607 10011 116 Street, Edmonton**

MLS® #E4462181

**\$174,900**

2 Bedroom, 1.50 Bathroom, 1,130 sqft  
Condo / Townhouse on 0.00 Acres

W&hkw&antwin, Edmonton, AB

Experience breathtaking river valley and west-end views from this beautifully updated 16th-floor condo in the heart of Oliver! This spacious 2-bedroom, 2-bath home features new vinyl plank flooring, fresh paint, a modern kitchen with new cabinets, quartz countertops, soft-close drawers, and under-cabinet lighting, plus an updated bathroom vanity. The solid concrete building offers peace of mind, with recent upgrades including new balconies and patio doors. All utilities and a monthly laundry credit are included in the condo fees. Steps from the Promenade, Victoria Golf Course, LRT, U of A, Rogers Place, and the river valley trails, this move-in-ready condo offers unbeatable access to downtown living. With in-suite storage and a parking stall in the adjacent parkade, it’s the perfect choice for both homeowners and investors seeking a desirable rental opportunity.

Built in 1969

**Essential Information**

|            |           |
|------------|-----------|
| MLS® #     | E4462181  |
| Price      | \$174,900 |
| Bedrooms   | 2         |
| Bathrooms  | 1.50      |
| Full Baths | 1         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,130                  |
| Acres          | 0.00                   |
| Year Built     | 1969                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1607 10011 116 Street |
| Area        | Edmonton              |
| Subdivision | WÃ©hkwÃ©ntÃ©win       |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5K 1V4               |

### Amenities

|                |                                                                                       |
|----------------|---------------------------------------------------------------------------------------|
| Amenities      | Closet Organizers, No Animal Home, No Smoking Home, Parking-Visitor, Storage-In-Suite |
| Parking Spaces | 1                                                                                     |
| Parking        | Parkade                                                                               |

### Interior

|              |                                                             |
|--------------|-------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric |
| Heating      | Baseboard, Hot Water, Water                                 |
| # of Stories | 18                                                          |
| Stories      | 1                                                           |
| Has Basement | Yes                                                         |
| Basement     | None, No Basement                                           |

### Exterior

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

### School Information

|            |                     |
|------------|---------------------|
| Elementary | Wāhkwāntāwin School |
| Middle     | Westminster School  |
| High       | Victoria School     |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 15th, 2025 |
| Days on Market | 20                 |
| Zoning         | Zone 12            |
| Condo Fee      | \$850              |

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Listing information last updated on November 4th, 2025 at 10:02am MST