# \$159,888 - 140 10636 120 Street, Edmonton

MLS® #E4446185

#### \$159,888

2 Bedroom, 2.00 Bathroom, 894 sqft Condo / Townhouse on 0.00 Acres

Queen Mary Park, Edmonton, AB

Welcome to this bright and pet-friendly 2-bedroom, 2-bathroom main-floor unit located in the heart of downtown. Thoughtfully designed for both comfort and functionality in mind, this open-concept home offers a rare combination of urban living and private outdoor access. Step outside to your own grassy area-perfect for morning coffee, evening relaxation, or accommodating your pets with ease. Inside, you'll find a well-appointed kitchen with ample cabinetry, a spacious living area, and two generously sized bedrooms. The primary suite features a walk-through closet and a full ensuite, while the second bedroom is conveniently situated next to the main bath-ideal for quests or roommates. Situated in a secure, professionally managed building just steps from dining, shopping, transit, and more, this home is perfectly suited for professionals, students, and pet lovers alike. A rare opportunity to enjoy ground-floor living with green space in a vibrant downtown setting.

Built in 1993

#### **Essential Information**

MLS® # E4446185 Price \$159,888

Bedrooms 2





Bathrooms 2.00 Full Baths 2

Square Footage 894
Acres 0.00
Year Built 1993

Type Condo / Townhouse Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

# **Community Information**

Address 140 10636 120 Street

Area Edmonton

Subdivision Queen Mary Park

City Edmonton
County ALBERTA

Province AB

Postal Code T5H 4L5

### **Amenities**

Amenities Patio, Security Door, Social Rooms, Storage-In-Suite

Parking Spaces 1

Parking Stall

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Microwave Hood Fan, Stove-Electric,

Washer

Heating Baseboard, Water

# of Stories 4
Stories 4

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Stucco

Exterior Features Backs Onto Park/Trees, Public Swimming Pool, Public Transportation,

Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stucco

Foundation Concrete Perimeter

## **Additional Information**

Date Listed July 6th, 2025

Days on Market 115

Zoning Zone 08

Condo Fee \$448



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