

\$290,000 - 405 11716 100 Avenue, Edmonton

MLS® #E4452785

\$290,000

2 Bedroom, 2.00 Bathroom, 926 sqft
Condo / Townhouse on 0.00 Acres

W&hkw&ant&win, Edmonton, AB

Executive 2-bedroom, 2-bath condo in prestigious Victoria Promenade, steps to the River Valley, golf, and scenic trails. Walk to Jasper Ave, 124 Street, shopping, Brewery District, Ice District, and close to transit and universities. Overlooking Victoria Park, this updated home features fresh paint, new flooring in kitchen, laundry, and baths, new vanity, and modern fixtures. Spacious entry opens to a kitchen with white cabinets, pantry, and eating bar, flowing into living/dining and a covered balcony with BBQ gas hookup. Primary suite offers walk-in closet and 4-piece ensuite. Second bedroom includes Murphy bed, custom cabinetry, and built-in desk—ideal for guests, office, or hobbies—next to a 3-piece bath. In-suite laundry with storage, titled underground stall (#99), and storage locker included. Pet-friendly, well-run building with social room and visitor parking.

Built in 1993

Essential Information

MLS® #	E4452785
Price	\$290,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	926
Acres	0.00
Year Built	1993
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	405 11716 100 Avenue
Area	Edmonton
Subdivision	WÃ©hkwÃ©ntÃ©win
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2G3

Amenities

Amenities	Intercom, Parking-Visitor, Party Room, Secured Parking, Security Door, Sprinkler System-Fire, Storage-In-Suite, Storage Cage
Parking Spaces	1
Parking	Heated, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Hot Water, Natural Gas
Fireplace	Yes
Fireplaces	Brass Surround, Glass Door, Mantel
# of Stories	5
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Flat Site, Golf Nearby, Hillside, Playground Nearby, Public Swimming Pool, Public Transportation, Recreation Use, River Valley View, Schools,

Shopping Nearby, View Downtown

Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

School Information

Elementary	W&hkw&ant&win School
High	Victoria School of Arts

Additional Information

Date Listed	August 13th, 2025
Days on Market	75
Zoning	Zone 12
Condo Fee	\$491

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