

\$269,900 - 2303 10152 104 Street, Edmonton

MLS® #E4451185

\$269,900

2 Bedroom, 2.00 Bathroom, 844 sqft
Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Live the high-rise lifestyle in the heart of downtown Edmonton! Surrounded by some of the city's best restaurants, shopping, and entertainment, this 23rd-floor corner unit in Icon II puts you just steps from the Farmer's Market, Ice District, Rogers Place, MacEwan University, the LRT pedway, and everything else you need. Inside, this 2 bed, 2 bath condo offers a bright and open layout with floor-to-ceiling windows, showcasing panoramic southeast views of the River Valley and downtown skyline. The wraparound balcony is perfect for morning coffee or entertaining in the sun. Recently updated with brand new luxury vinyl plank flooring and fresh paint, the space feels like new. The modern kitchen features granite countertops, espresso cabinetry, stainless steel appliances, and a breakfast bar. You'll also enjoy in-suite laundry, underground heated parking, visitor parking, and immediate possession. All in a well-managed concrete building in one of Edmonton's most walkable locations!

Built in 2009

Essential Information

MLS® #	E4451185
Price	\$269,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	844
Acres	0.00
Year Built	2009
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

Community Information

Address	2303 10152 104 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5J 0B6

Amenities

Amenities	On Street Parking, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Visitor, Patio, Secured Parking, Security Door, Social Rooms, Storage-In-Suite, Vinyl Windows, Natural Gas BBQ Hookup
Parking Spaces	1
Parking	Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Baseboard, Natural Gas
# of Stories	35
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Concrete, Brick, Stone, Stucco
----------	--------------------------------

Exterior Features	Golf Nearby, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, River Valley View, Schools, Shopping Nearby, Ski Hill Nearby, View City, View Downtown
Roof	EPDM Membrane
Construction	Concrete, Brick, Stone, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 5th, 2025
Days on Market	71
Zoning	Zone 12
Condo Fee	\$701

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 15th, 2025 at 12:02am MDT