

Courtesy Of Levi Hooft Of Exp Realty

\$368,000 - 203 10837 83 Avenue, Edmonton

MLS® #E4422437

\$368,000

2 Bedroom, 2.00 Bathroom, 872 sqft
Condo / Townhouse on 0.00 Acres

Garneau, Edmonton, AB

Check out this amazing property located in the heart of Whyte Ave/University! Close to all amenities & Airbnb friendly - perfect for leisure, business trips, or medical visits, this fully furnished, luxury unit is a cash-flowing, turn-key investment, able to generate \$3,600+ per month. A new air conditioner has been installed, Seller financing may be available, making this an accessible and appealing option for investors. Located on the second level for added security and comes with a secured parking stall underground. Professionally managed by Elara - They are wonderful. Don't miss out on owning a prime, income-generating property in one of the city's best areas!

Built in 2019

Essential Information

| | |
|----------------|-------------------|
| MLS® # | E4422437 |
| Price | \$368,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 872 |
| Acres | 0.00 |
| Year Built | 2019 |
| Type | Condo / Townhouse |



| | |
|----------|------------------------|
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 203 10837 83 Avenue |
| Area | Edmonton |
| Subdivision | Garneau |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6E 2E6 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, No Smoking Home, Parking-Visitor, Heat Exchanger |
| Parking | Stall, Underground |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Furniture Included, Hood Fan, Household Goods Included, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating | Heat Pump, Hot Water, Electric, Water |
| # of Stories | 4 |
| Stories | 4 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Corner Lot, Low Maintenance Landscape, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof | EPDM Membrane, Flat |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 21st, 2025 |
| Days on Market | 43 |

| | |
|-----------|---------|
| Zoning | Zone 15 |
| Condo Fee | \$545 |

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Listing information last updated on April 5th, 2025 at 3:17pm MDT