

## \$599,900 - 3905 10360 102 Street, Edmonton

MLS® #E4420122

**\$599,900**

2 Bedroom, 2.00 Bathroom, 1,160 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

**SPECTACULARLY WELL DESIGNED BRIGHT CORNER UNIT.** The east facing floor to ceiling windows provide beautiful morning sun, while the south facing windows offer a stunning city view. Everything about this condo is first class from the top end Bosch appliances to the high end interior finishings, such as engineered 5â€ plank hardwood flooring and quartz counter tops. This spacious 1159 SQFT suite is top of the line luxury, featuring east and south facing balconies, a separate den area, 2 beds each with their own full ensuite, an open concept living room, dining area and gourmet kitchen. The Legends Condo Building is all about LOCATION!! Situated on top of the JW Marriott hotel in the heart of Edmontonâ€™s Ice District, the building has convenient pedway access to a large grocery store, Rogers Place arena, and numerous restaurants and lounges. The building offers a private pet walk area, a roof top outdoor bbq and lounging area, plus a billiards & TV room + 3 gym memberships. Come see for yourself!

Built in 2017

### Essential Information

MLS® # E4420122

Price \$599,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,160
Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

### Community Information

Address	3905 10360 102 Street
Area	Edmonton
Subdivision	Downtown (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5J 0K6

### Amenities

Amenities	Exercise Room, Hot Tub, No Smoking Home, Parking-Visitor, Party Room, Pool-Indoor, Recreation Room/Centre, Sauna; Swirlpool; Steam, Secured Parking, Security Door, Security Personnel, Social Rooms, Sprinkler System-Fire, See Remarks, Concierge Service, Rooftop Deck/Patio
Parking Spaces	1
Parking	Heated, Stall, Underground
Has Pool	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Countertop Gas
Heating	Fan Coil, Hot Water, Natural Gas
# of Stories	54
Stories	1
Has Basement	Yes
Basement	None, No Basement

**Exterior**

Exterior	Concrete, Metal
Exterior Features	Golf Nearby, Public Transportation, Schools, Shopping Nearby, View City, View Downtown, See Remarks
Roof	EPDM Membrane
Construction	Concrete, Metal
Foundation	Concrete Perimeter

**School Information**

Elementary	Garneau School
Middle	McKernan School
High	Victoria School

**Additional Information**

Date Listed	February 3rd, 2025
Days on Market	83
Zoning	Zone 12
Condo Fee	\$1,507

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