

# \$334,000 - 403 10028 119 Street, Edmonton

MLS® #E4423124

## \$334,000

2 Bedroom, 2.00 Bathroom, 1,061 sqft  
Condo / Townhouse on 0.00 Acres

WÃ@hkwÃªntÃ´win, Edmonton, AB

Welcome to the Illuminada, one of downtown Edmonton's most sought-after buildings. This 1061 sq ft home radiates a loft-inspired ambiance with its 9ft ceilings and expansive floor-to-ceiling windows. The unit features two bedrooms and two bathrooms, including a primary suite with a stunning 5-piece ensuite and walk-in closet. The custom kitchen boasts a large island, rich dark wood cabinets, and stainless steel appliances. Enjoy modern comforts with the inclusion of air conditioning. With the building's prime location, you can immerse yourself in every aspect of downtown living. Step out and enjoy trendy eateries, chic lounges, quaint coffee spots, art galleries, health food markets, and premium boutiques. The Illuminada also offers fantastic amenities, including a guest room, a vibrant social room, warm underground parking, and a car wash. Don't miss your chance to be the next owner of this amazing unit!

Built in 2004

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4423124  |
| Price      | \$334,000 |
| Bedrooms   | 2         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,061                  |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 403 10028 119 Street |
| Area        | Edmonton             |
| Subdivision | W&hkw&ant&win        |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5K 1Y8              |

### Amenities

|           |                                                                                                                                                                                                        |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Car Wash, Ceiling 9 ft., Closet Organizers, Guest Suite, No Animal Home, No Smoking Home, Parking-Extra, Party Room, Patio, Recreation Room/Centre, Secured Parking, Storage-In-Suite |
| Parking   | Heated, Underground                                                                                                                                                                                    |

### Interior

|                   |                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                 |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Heat Pump, Natural Gas                                                                                                           |
| # of Stories      | 12                                                                                                                               |
| Stories           | 1                                                                                                                                |
| Has Basement      | Yes                                                                                                                              |
| Basement          | None, No Basement                                                                                                                |

### Exterior

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Brick, Composition                                                                        |
| Exterior Features | Commercial, Flat Site, Golf Nearby, Park/Reserve, Public Transportation, Shopping Nearby, View City |
| Roof              | EPDM Membrane                                                                                       |
| Construction      | Concrete, Brick, Composition                                                                        |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      February 27th, 2025  
Days on Market                64  
Zoning                              Zone 12  
Condo Fee                        \$670

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