

## \$399,900 - 2303 10180 103 Street, Edmonton

MLS® #E4458655

**\$399,900**

2 Bedroom, 2.00 Bathroom, 725 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Location, Location! Encore Tower - Modern 2 Bedroom, 2 Full Bathroom Corner Suite with some of the best Downtown views the city has to offer! Enjoy true floor-to-ceiling windows, an efficient split-bedroom design and private sheltered balcony with plenty of morning sunshine. Appreciate durable finishes throughout - sleek quartz counters, plank-style floors bright and tidy tub-surrounds and neutral roller shades (w/ black-out shades in bedrooms). Modern design includes a stylish kitchen with full-size Whirlpool appliances (SS), a spacious island with seating, 9-foot ceilings and in-suite laundry (full-size). Life at Encore includes many conveniences - friendly concierge, an inviting party-room, 4th floor sundeck and a private fitness room. Did we mention steps from ICE District, numerous dining choices, and an al fresco market?... Do not miss this opportunity at the city's ultimate central location!

Built in 2020

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4458655  |
| Price      | \$399,900 |
| Bedrooms   | 2         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 725                    |
| Acres          | 0.00                   |
| Year Built     | 2020                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 2303 10180 103 Street |
| Area        | Edmonton              |
| Subdivision | Downtown (Edmonton)   |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5J 0L1               |

### Amenities

|                |                                                                                                           |
|----------------|-----------------------------------------------------------------------------------------------------------|
| Amenities      | Ceiling 9 ft., Deck, Exercise Room, Hot Tub, Party Room, Patio, Recreation Room/Centre, Concierge Service |
| Parking Spaces | 1                                                                                                         |
| Parking        | Underground                                                                                               |

### Interior

|                   |                                                                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Heat Pump, Natural Gas                                                                                                                                          |
| # of Stories      | 45                                                                                                                                                              |
| Stories           | 1                                                                                                                                                               |
| Has Basement      | Yes                                                                                                                                                             |
| Basement          | None, No Basement                                                                                                                                               |

### Exterior

|                   |                                                                                                                                |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Brick, Metal                                                                                                         |
| Exterior Features | Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, View City, View Downtown |
| Roof              | EPDM Membrane                                                                                                                  |

|              |                        |
|--------------|------------------------|
| Construction | Concrete, Brick, Metal |
| Foundation   | Concrete Perimeter     |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 19th, 2025 |
| Days on Market | 36                   |
| Zoning         | Zone 12              |
| Condo Fee      | \$602                |

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 25th, 2025 at 7:02pm MDT