

# \$245,000 - 310 10116 80 Avenue, Edmonton

MLS® #E4437975

**\$245,000**

2 Bedroom, 2.00 Bathroom, 1,006 sqft  
Condo / Townhouse on 0.00 Acres

Ritchie, Edmonton, AB

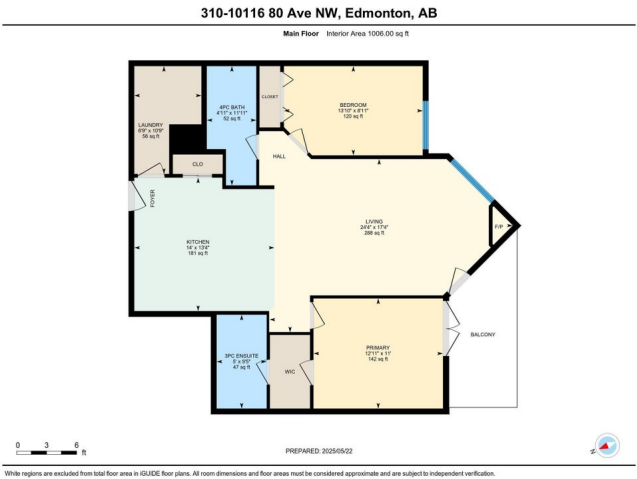
Discover this well-maintained 1,006 sq ft, 2-bedroom, 2-bathroom condo in central Edmonton's highly coveted Ritchie community. This exquisite condo features an open concept kitchen with polished granite countertops and ceiling-height cabinetry. The bright and inviting living room opens onto a spacious balcony, ideal for relaxation and entertaining. The master bedroom boasts a walk-through closet leading to a 3-piece ensuite, while an additional bedroom and a 4-piece bathroom complete the living space. One heated parking stall in the building. Enjoy the convenience of being close to all the vibrant activities on Whyte Avenue, with easy access to the University of Alberta via a single bus route.



Built in 2002

## Essential Information

MLS® #	E4437975
Price	\$245,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,006
Acres	0.00
Year Built	2002
Type	Condo / Townhouse



While regions are excluded from total floor area in GUIDE floor plans, all room dimensions and floor areas must be considered approximate and are subject to independent verification.

Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	310 10116 80 Avenue
Area	Edmonton
Subdivision	Ritchie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 6V7

### Amenities

Amenities	Ceiling 9 ft., Exercise Room, Secured Parking, Security Door
Parking	Heated, Stall, See Remarks

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Public Swimming Pool, Public Transportation, Shopping Nearby
Roof	Tar & Gravel
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 22nd, 2025
Days on Market	1
Zoning	Zone 17
Condo Fee	\$623

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Listing information last updated on May 23rd, 2025 at 7:32pm MDT