

## \$400,000 - 2501 10238 103 Street, Edmonton

MLS® #E4450957

**\$400,000**

2 Bedroom, 2.00 Bathroom, 828 sqft

Condo / Townhouse on 0.00 Acres

Downtown (Edmonton), Edmonton, AB

Welcome to the Ultima Tower, where upscale living meets unbeatable location in the heart of downtown Edmonton. This immaculate 2-bedroom, 2-bath condo is located on a high floor and offers sweeping city views along with a bright, modern layout that has been exceptionally well maintained. A rare and valuable feature, this unit comes with two underground parking stalls and a secure storage locker. Residents enjoy premium amenities including a fully equipped fitness centre, a gorgeous rooftop terrace with hot tub and lounge, and concierge service. Step outside and you're just minutes from Rogers Place, the Ice District, excellent restaurants, coffee shops, and vibrant nightlife. Whether you're a professional looking for stylish urban living or an investor seeking a premium downtown property, this condo checks all the boxes. Youâ€™ll love the energy of the area, the comfort of the space, and the ease of life at Ultima.

Built in 2016

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4450957  |
| Price     | \$400,000 |
| Bedrooms  | 2         |
| Bathrooms | 2.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 828                    |
| Acres          | 0.00                   |
| Year Built     | 2016                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 2501 10238 103 Street |
| Area        | Edmonton              |
| Subdivision | Downtown (Edmonton)   |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5J 0G6               |

### Amenities

|                |                                                                                                                                              |
|----------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Deck, Exercise Room, No Animal Home, No Smoking Home, Secured Parking, Social Rooms, Storage-Locker Room, Concierge Service |
| Parking Spaces | 2                                                                                                                                            |
| Parking        | Underground                                                                                                                                  |

### Interior

|                   |                                                                                                             |
|-------------------|-------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                            |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric |
| Heating           | Heat Pump, Natural Gas                                                                                      |
| # of Stories      | 32                                                                                                          |
| Stories           | 1                                                                                                           |
| Has Basement      | Yes                                                                                                         |
| Basement          | None, No Basement                                                                                           |

### Exterior

|                   |                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Brick, Metal                                                                                                          |
| Exterior Features | Golf Nearby, Public Swimming Pool, Public Transportation, River Valley View, Schools, Shopping Nearby, View City, View Downtown |

|              |                        |
|--------------|------------------------|
| Roof         | EPDM Membrane          |
| Construction | Concrete, Brick, Metal |
| Foundation   | Concrete Perimeter     |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 1st, 2025 |
| Days on Market | 22               |
| Zoning         | Zone 12          |
| Condo Fee      | \$606            |

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Listing information last updated on August 22nd, 2025 at 9:47pm MDT