

Courtesy Of Darlene Strang Of RE/MAX Real Estate

# **\$1,698,000 - # 102 11930 100 Avenue Nw, Edmonton**

MLS® #E4241612

## **\$1,698,000**

2 Bedroom, 3.00 Bathroom, 2,342 sqft  
Condo / Townhouse on 0.00 Acres

Oliver, Edmonton, AB

Welcome to LESSARD HOUSE, one of Edmonton's most exclusive addresses situated on the PROMENADE with unobstructed VIEWS of the RIVER VALLEY. Only 9 units in this luxurious, executive condo with HIGH END PREMIUM FINISHES throughout. This elegant 2342 sq.ft. home has 2 bedrooms w ensuite bathrooms, den/workout area & 2 pce powder room. This home features high ceilings, hardwood flooring throughout, Italian cabinetry, granite countertops, SubZero & Miele appliances, floor to ceiling windows, 2 gas fireplaces, motorized blinds, recessed lighting. Ensuite master bath has a spa-tub & steam shower, heated travertine floors. Huge walk-in closet with built-ins. Large laundry room. Private back entrance. Large balcony with a heater & gas BBQ outlet, A/C. THREE UNDERGROUND PARKING STALLS with storage, car wash, guest parking. The attention to detail & quality workmanship in this exclusive gorgeous building is impressive & would be a great place to call home! Convenient location close to all amenities.

Built in 2008

## **Essential Information**

MLS® #	E4241612
Price	\$1,698,000



Bedrooms	2
Bedrooms Above Grade	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,342
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	ACTIVE

### Community Information

Address	# 102 11930 100 Avenue Nw
Area	Edmonton
Community	Oliver
Condo	Lessard House
City	Edmonton
County	ALBERTA
State	AB
Zip Code	T5K 0K5

### Amenities

Features	Ceiling 9 ft., Deck, Laundry-In-Suite, Air Conditioner, Car Wash, Parking-Visitor, Security Door, Storage-In-Suite, Storage-Locker Room
Parking Spaces	3
Parking	Underground

### Interior

Interior	Carpet, Ceramic Tile, Engineered Wood
Interior Features	Dishwasher-Built-In, Dryer, Oven-Built-In, Oven-Microwave, Refrigerator, Washer, Window Coverings, Stove-Countertop Gas, Wine/Beverage Cooler, See Remarks, Air Conditioning-Central
Heating	Heat Pump
Fireplace	Yes
Fireplaces	Gas, Tile Surround
# of Stories	1
Basement	No Basement, None

## Exterior

Exterior	Stone, Metal
Exterior Features	Landscaped, Private Setting, Public Transportation, Shopping Nearby, Park/Reserve, River Valley View, See Remarks
Roof	Tar & Gravel
Construction	Concrete
Foundation	Concrete

## Additional Information

Date Listed	April 30th, 2021
Condo Fee	\$1,504

Disclaimer: Data is deemed reliable but is not guaranteed accurate by the REALTORS® Association of Edmonton.  
Listing information last updated on July 25th, 2021 at 6:46am CDT