

# \$199,500 - 453 10403 122 Street, Edmonton

MLS® #E4430909

**\$199,500**

1 Bedroom, 1.00 Bathroom, 632 sqft  
Condo / Townhouse on 0.00 Acres

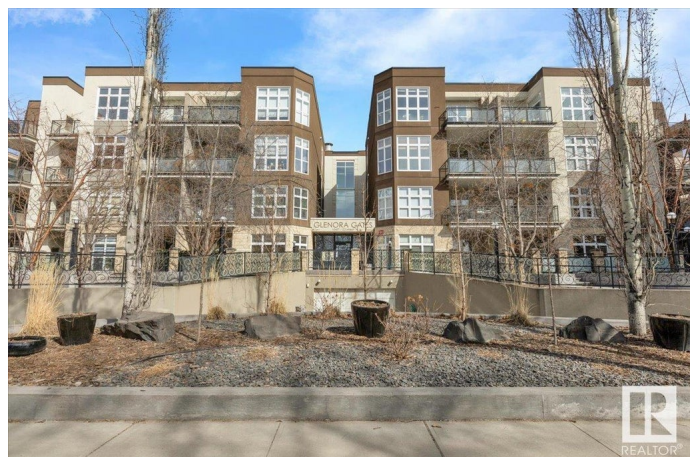
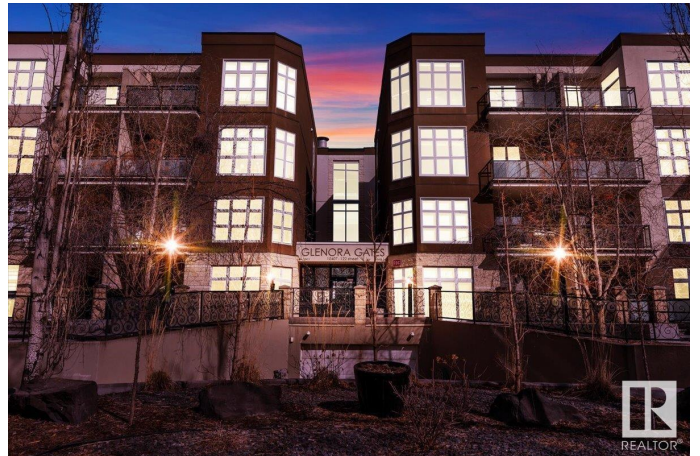
Westmount, Edmonton, AB

Top-floor condo at Glenora Gates with unobstructed downtown views in the heart of Edmonton – Low condo fees and Pet-friendly building, it's perfect for first-time buyers, students, or investors! This bright unit features soaring 10-foot ceilings with large East-facing windows, equipped with modern blinds, that fill the space with natural light. Unbeatable location just steps from 124th Street, Manchester Square, Brewery District, Roger's place, MacEwan, and more – Great access to local shops, restaurants, gyms...etc. The upcoming Valley West LRT station is less than a block away for quick access to anywhere in the city. Everything you need right at your doorstep! Multiple River Valley trails are just blocks away. Upgrades include a newer carpet in the Bedroom, engineered hardwood, quartz countertops in the kitchen with a breakfast bar, newer SS appliances, Central A/C for the HOT summer months, & HWT replaced in 2018. Comes with a secure Underground parking stall and private storage cage. Don't Miss Out!

Built in 2003

## Essential Information

MLS® #	E4430909
Price	\$199,500



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	632
Acres	0.00
Year Built	2003
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	453 10403 122 Street
Area	Edmonton
Subdivision	Westmount
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5N 4C1

### Amenities

Amenities Air Conditioner, Ceiling 10 ft., Parking-Visitor, Patio, Sprinkler System-Fire, See Remarks

Parking Spaces 1

Parking Underground

### Interior

Appliances Air Conditioning-Central, Dishwasher-Built-In, Garage Control, Microwave Hood Fan, Oven-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Countertop Electric, Window Coverings

Heating Forced Air-1, Natural Gas

# of Stories 4

Stories 1

Has Basement Yes

Basement None, No Basement

### Exterior

Exterior Wood, Stucco

Exterior Features Playground Nearby, Private Setting, Public Transportation, Schools,

Shopping Nearby, View City, View Downtown, See Remarks

Roof Tar & Gravel  
Construction Wood, Stucco  
Foundation Concrete Perimeter

**Additional Information**

Date Listed April 15th, 2025  
Days on Market 62  
Zoning Zone 07  
Condo Fee \$351

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 June 16th, 2025 at 4:17pm MDT