

## \$539,900 - 307 10301 109 Street, Edmonton

MLS® #E4437379

**\$539,900**

2 Bedroom, 2.00 Bathroom, 1,991 sqft  
Condo / Townhouse on 0.00 Acres

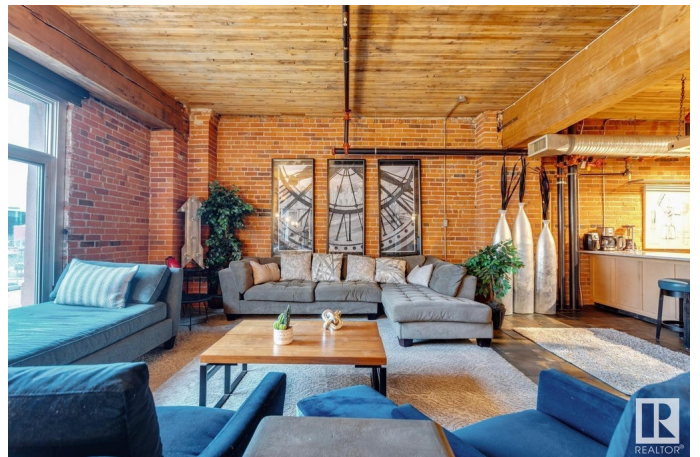
Downtown (Edmonton), Edmonton, AB

Refined Loft Living! This is your opportunity to own a dramatic one of a kind, "double-unit" loft in the MacCosham Lofts. Offering almost 2,000 square feet of fully air conditioned living space with 2 entrances, 2 full bathrooms, in-suite laundry, 2 heated underground parking stalls, plus a secure storage space attached to one of the titled parking spots. Recently painted, updated stainless appliances, slate tile flooring, granite counter counter-tops (including the 12' island) are sure to impress. A large master bedroom, plus a den that could be used as an office, bedroom or home workout area. The coolest things about MacCosham Lofts is the historic vibe with massive fir posts & beams throughout, exposed brick walls, industrial style elevator, high ceilings constructed with 2x10 on edge timbers, and all the industrial style exposed pipes & duct-work throughout. Located on 109 St central to everything.

Built in 1922

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4437379  |
| Price      | \$539,900 |
| Bedrooms   | 2         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,991                  |
| Acres          | 0.00                   |
| Year Built     | 1922                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 307 10301 109 Street |
| Area        | Edmonton             |
| Subdivision | Downtown (Edmonton)  |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5J 1N4              |

### Amenities

|                |                                                                                                                |
|----------------|----------------------------------------------------------------------------------------------------------------|
| Amenities      | Ceiling 10 ft., Intercom, No Animal Home, Parking-Extra, Secured Parking, Security Door, Sprinkler System-Fire |
| Parking Spaces | 2                                                                                                              |
| Parking        | Underground                                                                                                    |

### Interior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                    |
| Appliances        | Dishwasher-Built-In, Hood Fan, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Forced Air-2, Natural Gas                                                                                           |
| # of Stories      | 4                                                                                                                   |
| Stories           | 1                                                                                                                   |
| Has Basement      | Yes                                                                                                                 |
| Basement          | None, No Basement                                                                                                   |

### Exterior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Exterior          | Brick                                                                                 |
| Exterior Features | Corner Lot, Public Transportation, Schools, Shopping Nearby, View City, View Downtown |
| Roof              | Tar & Gravel                                                                          |
| Construction      | Brick                                                                                 |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 20th, 2025  
Days on Market                28  
Zoning                              Zone 12  
Condo Fee                        \$1,063

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Listing information last updated on June 17th, 2025 at 3:17pm MDT