

## **\$175,000 - 208 10149 Saskatchewan Drive, Edmonton**

MLS® #E4463278

**\$175,000**

2 Bedroom, 2.00 Bathroom, 840 sqft

Condo / Townhouse on 0.00 Acres

Strathcona, Edmonton, AB

Experience urban living at its finest in this spacious 2-bedroom, 2-bath condo at Waters Edge at 10149 Saskatchewan Drive NW.

Located in the heart of vibrant Strathcona, this south-facing unit is within walking distance to the University of Alberta, University Hospital, Whyte Avenue, Kinsmen Sports Centre, and the River Valley trails. Enjoy a bright and quiet home with a private balcony, laminate floors in the living room and primary bedroom, new carpet in the second bedroom, and tile in the kitchen and dining area. The open layout offers two full bathrooms, 3 appliances, and a covered parkade stall. Concrete construction provides exceptional soundproofing and durability. Building amenities include a fitness and weight room, racquetball/squash courts, outdoor tennis and basketball courts, a party hall, and a large rooftop patio with stunning city views. A perfect opportunity for students, professionals, or investors seeking comfort and convenience!

Built in 1981

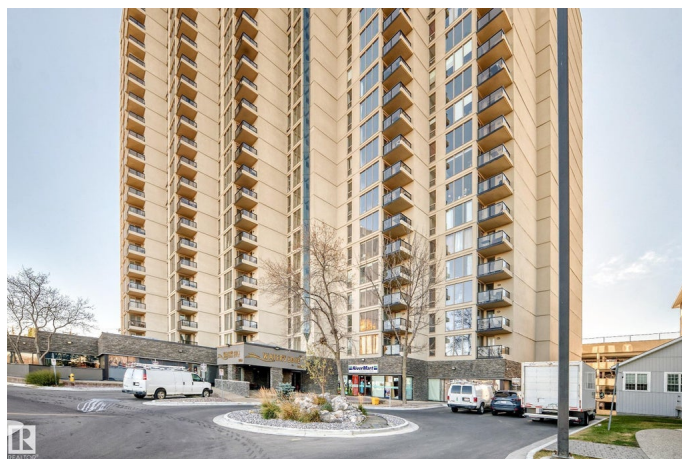
### **Essential Information**

MLS® # E4463278

Price \$175,000

Bedrooms 2

Bathrooms 2.00



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Square Footage | 840                    |
| Acres          | 0.00                   |
| Year Built     | 1981                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 208 10149 Saskatchewan Drive |
| Area        | Edmonton                     |
| Subdivision | Strathcona                   |
| City        | Edmonton                     |
| County      | ALBERTA                      |
| Province    | AB                           |
| Postal Code | T6E 6B6                      |

### Amenities

|                |                                                                                                                                                     |
|----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Racquet Courts, Recreation Room/Centre, Social Rooms, Tennis Courts, Rooftop Deck/Patio |
| Parking Spaces | 1                                                                                                                                                   |
| Parking        | Parkade                                                                                                                                             |

### Interior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Interior Features | ensuite bathroom                                  |
| Appliances        | Dishwasher-Built-In, Refrigerator, Stove-Electric |
| Heating           | Hot Water, Natural Gas                            |
| # of Stories      | 20                                                |
| Stories           | 1                                                 |
| Has Basement      | Yes                                               |
| Basement          | None, No Basement                                 |

### Exterior

|                   |                                                                                                                                          |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Composition                                                                                                                    |
| Exterior Features | Hillside, Public Swimming Pool, Public Transportation, River Valley View, River View, Schools, Shopping Nearby, View City, View Downtown |

|              |                       |
|--------------|-----------------------|
| Roof         | Tar & Gravel          |
| Construction | Concrete, Composition |
| Foundation   | Concrete Perimeter    |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 23rd, 2025 |
| Days on Market | 4                  |
| Zoning         | Zone 15            |
| Condo Fee      | \$717              |

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 October 27th, 2025 at 3:02pm MDT