

# \$269,900 - 404 9929 113 Street, Edmonton

MLS® #E4446085

**\$269,900**

2 Bedroom, 2.00 Bathroom, 1,075 sqft  
Condo / Townhouse on 0.00 Acres

WÃ@hkwÃªntÃ´win, Edmonton, AB

LOCATION LOCATION LOCATION! Perfectly situated on a quiet street 1 block from the beautiful River Valley in the highly sought after community of the Tretheway, this stunning 2 bedroom, 2 FULL bath home does not disappoint! Located on the 4th floor and boasting over 1070 sq ft, this SPACIOUS home includes HARDWOOD flooring, an abundance of NATURAL light, MASSIVE balcony, and in-suite LAUNDRY. This home has been meticulously cared for and the PRIDE OF OWNERSHIP shows everywhere you look. Property amenities include: pet friendly, underground parking, gym, sauna, and recreational room. Welcome Home!



Built in 1981

## Essential Information

|                |                     |
|----------------|---------------------|
| MLS® #         | E4446085            |
| Price          | \$269,900           |
| Bedrooms       | 2                   |
| Bathrooms      | 2.00                |
| Full Baths     | 2                   |
| Square Footage | 1,075               |
| Acres          | 0.00                |
| Year Built     | 1981                |
| Type           | Condo / Townhouse   |
| Sub-Type       | Apartment High Rise |



|        |                        |
|--------|------------------------|
| Style  | Single Level Apartment |
| Status | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 404 9929 113 Street |
| Area        | Edmonton            |
| Subdivision | WÃ©hkwÃ©ntÃ©win     |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5K 2N9             |

### Amenities

|           |                                                                                       |
|-----------|---------------------------------------------------------------------------------------|
| Amenities | Deck, Exercise Room, Recreation Room/Centre, Sauna; Swirlpool; Steam, Secured Parking |
| Parking   | Underground                                                                           |

### Interior

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Hot Water, Natural Gas                                           |
| # of Stories      | 10                                                               |
| Stories           | 1                                                                |
| Has Basement      | Yes                                                              |
| Basement          | None, No Basement                                                |

### Exterior

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Brick                                                                                                            |
| Exterior Features | Golf Nearby, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Public Transportation, Shopping Nearby, Treed Lot |
| Roof              | Tar & Gravel                                                                                                               |
| Construction      | Concrete, Brick                                                                                                            |
| Foundation        | Concrete Perimeter                                                                                                         |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 5th, 2025 |
| Days on Market | 29             |
| Zoning         | Zone 12        |
| Condo Fee      | \$807          |

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Listing information last updated on August 3rd, 2025 at 8:17am MDT