

## \$260,500 - 501 11503 100 Avenue, Edmonton

MLS® #E4456212

**\$260,500**

2 Bedroom, 1.00 Bathroom, 1,216 sqft

Condo / Townhouse on 0.00 Acres

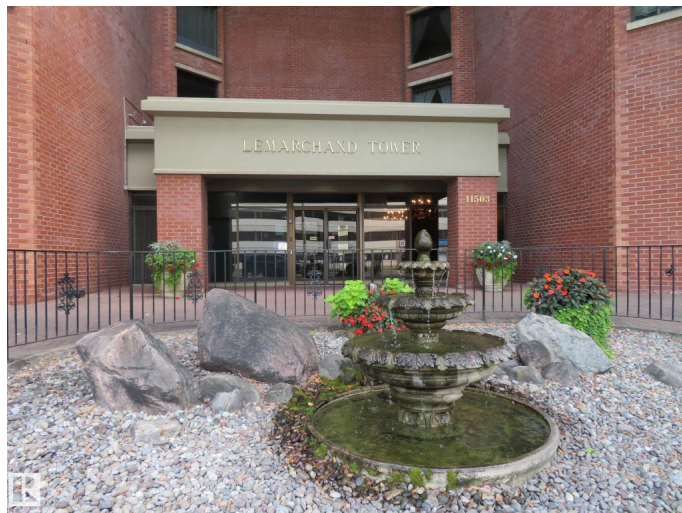
W&#x26;#x2013;hkw&#x2013;ant&#x2013;win, Edmonton, AB

Welcome to Le Marchand Tower one of Edmonton's most prestigious buildings. Conveniently located steps away from the river valley trails, transportation, restaurants, coffee shops, LRT station and with a quick access to the U of A, Brewery District and the Ice District. This fifth floor unit is one-of-a-kind and will not disappoint. It features an open design, 2 bedrooms, hardwood flooring, large living room, white cabinets, granite counters, breakfast bar, huge balcony and a title heated underground parking. The Primary Bedroom is large enough for a king sized bed and has an enormous walk in closet with organizers, plus access to the balcony. In suite laundry. The amenities include a social room with an outdoor area for gatherings, guest suite, and visitor parking. Great price! Fantastic location!

Built in 1980

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4456212  |
| Price          | \$260,500 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,216     |
| Acres          | 0.00      |
| Year Built     | 1980      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Apartment High Rise    |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 501 11503 100 Avenue |
| Area        | Edmonton             |
| Subdivision | WÃ©hkwÃ©ntÃ©win      |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5K 2K7              |

### Amenities

|           |                                                                               |
|-----------|-------------------------------------------------------------------------------|
| Amenities | Air Conditioner, No Animal Home, No Smoking Home, Parking-Visitor, Party Room |
| Parking   | Heated, Underground                                                           |

### Interior

|              |                        |
|--------------|------------------------|
| Appliances   | See Remarks            |
| Heating      | Hot Water, Natural Gas |
| # of Stories | 17                     |
| Stories      | 1                      |
| Has Basement | Yes                    |
| Basement     | See Remarks            |

### Exterior

|                   |                                                                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Brick                                                                                                                                      |
| Exterior Features | Back Lane, Flat Site, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, View City, View Downtown |
| Roof              | Tar & Gravel                                                                                                                                         |
| Construction      | Concrete, Brick                                                                                                                                      |
| Foundation        | Concrete Perimeter                                                                                                                                   |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 60                  |
| Zoning         | Zone 12             |

|             |       |
|-------------|-------|
| Foreclosure | Yes   |
| Condo Fee   | \$912 |

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Listing information last updated on November 3rd, 2025 at 11:33am MST