

# **\$749,900 - 504 11969 Jasper Avenue, Edmonton**

MLS® #E4424930

**\$749,900**

2 Bedroom, 2.50 Bathroom, 1,531 sqft

Condo / Townhouse on 0.00 Acres

W&hkw&nt&win, Edmonton, AB

Welcome to the renowned Pearl Tower! Suite 504 was the original show suite and has had only one owner. Spanning 1,531 square feet, this residence features floor-to-ceiling windows that offer stunning views of the river valley and Jasper Avenue from the south, west, and north. This luxurious 2-bedroom, 2.5-bath, 2 living-rooms suite epitomizes upscale living. UPGRADES INCLUDE - Hardwood flooring throughout, surround sound speaker system. The open-concept kitchen boasts a window above the sink that frames a beautiful view of the river valley, complemented by elegant dark cabinetry and chef-quality stainless steel appliancesâ€”perfect for entertaining. Very rare to find 3 TITLED parking spaces and 1 storage cage for downtown living! Experience an ELEVATED lifestyle with the Promenade and 124th Street right at your doorstep. Pearl Tower offers outstanding on-site amenities, including concierge service, nighttime security, gym, a two-story entertainment space for private gatherings, and even a car wash.

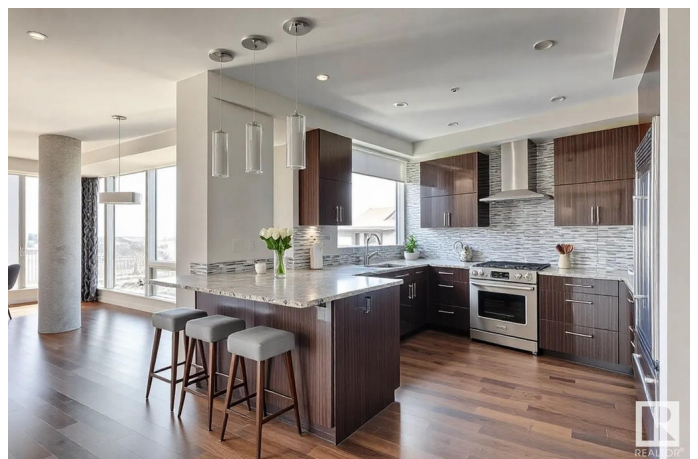
Built in 2015

## **Essential Information**

MLS® # E4424930

Price \$749,900

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,531                  |
| Acres          | 0.00                   |
| Year Built     | 2015                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 504 11969 Jasper Avenue |
| Area        | Edmonton                |
| Subdivision | WÃ©hkwÃ©ntÃ©win         |
| City        | Edmonton                |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T5K 0P1                 |

### Amenities

|           |                                                                                                                                                                                                                                                                                                           |
|-----------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Air Conditioner, Car Wash, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Patio, Secured Parking, Security Door, Social Rooms, See Remarks, Concierge Service, Storage Cage |
| Parking   | Parkade                                                                                                                                                                                                                                                                                                   |

### Interior

|                   |                                                                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                  |
| Appliances        | Dishwasher-Built-In, Garage Opener, Hood Fan, Oven-Built-In, Refrigerator, Stacked Washer/Dryer, Window Coverings, See Remarks, Oven Built-In-Two |
| Heating           | Heat Pump, Natural Gas                                                                                                                            |
| # of Stories      | 36                                                                                                                                                |
| Stories           | 1                                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                               |
| Basement          | None, No Basement                                                                                                                                 |

### Exterior

|                   |                                                                                                                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Steel, Metal                                                                                                                                                                                |
| Exterior Features | Back Lane, Landscaped, Low Maintenance Landscape, Park/Reserve, Paved Lane, Picnic Area, Playground Nearby, River Valley View, River View, Schools, Shopping Nearby, View City, See Remarks |
| Roof              | EPDM Membrane                                                                                                                                                                               |
| Construction      | Steel, Metal                                                                                                                                                                                |
| Foundation        | Concrete Perimeter                                                                                                                                                                          |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 10th, 2025 |
| Days on Market | 50               |
| Zoning         | Zone 12          |
| Condo Fee      | \$1,643          |

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Listing information last updated on April 29th, 2025 at 2:32am MDT