

Courtesy Of Sam Killick Of ARIVL

# \$279,000 - 117 10523 123 Street, Edmonton

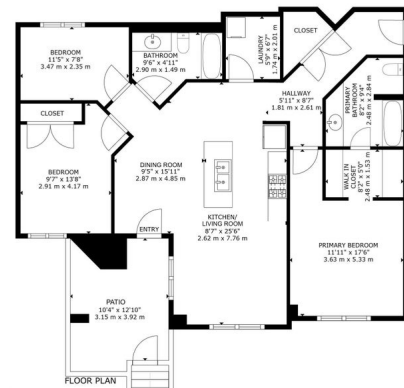
MLS® #E4463341

**\$279,000**

3 Bedroom, 2.00 Bathroom, 1,109 sqft  
Condo / Townhouse on 0.00 Acres

Westmount, Edmonton, AB

GREAT LOCATION RIGHT OFF 124TH ST  
â€” SPACIOUS 3 BEDROOMS, 2 FULL  
BATHROOMS, UNDERGROUND PARKING,  
CENTRAL AIR CONDITIONING,  
PET-FRIENDLY & NEAR TWO FUTURE LRT  
STOPS! Welcome to condo living at its finest  
in the desirable High Street District Properties,  
steps from the Brewery District, boutiques,  
cafÃ©s, and transit. This west-facing suite  
features an open-concept layout with 9'  
ceilings, engineered wood flooring, and large  
vinyl windows that fill the home with natural  
light. The modern kitchen boasts granite  
countertops, stainless steel appliances, and a  
large central island perfect for entertaining.  
Enjoy two full bathroomsâ€” both beautifully  
finishedâ€”and a rare 3rd bedroom ideal for a  
home office or guest space. Top features  
include central air conditioning, in-suite  
laundry, and a titled heated underground  
parking stall. The pet-friendly building also  
offers a rooftop patio, secure access, and  
convenient proximity to two future LRT stops,  
adding even more value to this prime location



#117 - 10523 123 STREET  
HIGH STREET DISTRICT PROPERTIES  
WESTMOUNT, EDMONTON  
GROSS INTERNAL AREA:  
FLOOR SLAB: 1,109 sq. ft. (103 m<sup>2</sup>)  
EXCLUDED AREA: PATIO: 3,460 sq. ft. (320 m<sup>2</sup>)  
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Built in 2013

## Essential Information

MLS® # E4463341  
Price \$279,000

Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,109
Acres	0.00
Year Built	2013
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	117 10523 123 Street
Area	Edmonton
Subdivision	Westmount
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5N 1N9

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Intercom, Parking-Visitor, Secured Parking, Sprinkler System-Fire, Vinyl Windows, HRV System, Natural Gas BBQ Hookup, Rooftop Deck/Patio
Parking Spaces	1
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Heat Pump, Electric
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Metal, Stucco
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Exterior Features	Golf Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	EPDM Membrane
Construction	Wood, Metal, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	W&hkw&ant&win School
Middle	Westminster School
High	Victoria School

### **Additional Information**

Date Listed	October 24th, 2025
Days on Market	5
Zoning	Zone 07
Condo Fee	\$749

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Listing information last updated on October 29th, 2025 at 9:47am MDT