

# **\$3,200,000 - 1900 10035 Saskatchewan Drive, Edmonton**

MLS® #E4452217

**\$3,200,000**

3 Bedroom, 4.00 Bathroom, 4,818 sqft

Condo / Townhouse on 0.00 Acres

Strathcona, Edmonton, AB

One River Park, Edmontonâ€™s most prestigious private residence. This full-floor penthouse on the 19th floor offers stunning 360-degree views of downtown, the North Saskatchewan River, & iconic landmarks, with three expansive balconies to take it all in. Designed for elegance & comfort, the home features floor-to-ceiling windows, a grand foyer, formal living & dining areas, & a gourmet chefâ€™s kitchen with premium appliances, granite countertops, & custom cabinetry. A bar area, breakfast nook, & walk-in pantry only add to daily convenience. The primary suite is a true retreat, boasting 2 spa-inspired ensuites & 2 dressing rooms. Two more bedrooms each have access to a bath, while a media room with a two-sided F/P & a dedicated office. Additional features include a private elevator access that opens directly into the suite, in-suite laundry, built-in central vacuum, ample storage, central A/C, a heated underground garage that offers 5 parking stalls, including an enclosed 3 car garage & 3 storage lockers.

Built in 2004

## **Essential Information**

|          |             |
|----------|-------------|
| MLS® #   | E4452217    |
| Price    | \$3,200,000 |
| Bedrooms | 3           |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 2                      |
| Square Footage | 4,818                  |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Apartment High Rise    |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 1900 10035 Saskatchewan Drive |
| Area        | Edmonton                      |
| Subdivision | Strathcona                    |
| City        | Edmonton                      |
| County      | ALBERTA                       |
| Province    | AB                            |
| Postal Code | T6E 4R4                       |

### Amenities

|           |                                                                                                                                                                                                                      |
|-----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Exercise Room, Guest Suite, Parking-Visitor, Party Room, Patio, Secured Parking, Security Door, Storage-In-Suite, Storage-Locker Room, Wet Bar, Storage Cage, Natural Gas BBQ Hookup |
| Parking   | Parkade, Underground                                                                                                                                                                                                 |

### Interior

|                   |                                                                                                                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                          |
| Appliances        | Dryer, Garburator, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Wine/Beverage Cooler, Dishwasher-Two |
| Heating           | Heat Pump, Natural Gas                                                                                                                                                                                    |
| Fireplace         | Yes                                                                                                                                                                                                       |
| Fireplaces        | Corner, Double Sided, Granite Surround                                                                                                                                                                    |
| # of Stories      | 20                                                                                                                                                                                                        |
| Stories           | 1                                                                                                                                                                                                         |
| Has Basement      | Yes                                                                                                                                                                                                       |

|          |                   |
|----------|-------------------|
| Basement | None, No Basement |
|----------|-------------------|

## Exterior

|          |                 |
|----------|-----------------|
| Exterior | Concrete, Brick |
|----------|-----------------|

|                   |                                                                                                                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Flat Site, Golf Nearby, Landscaped, No Back Lane, Park/Reserve, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, River Valley View, River View, Schools, Shopping Nearby, View City |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

|      |              |
|------|--------------|
| Roof | Tar & Gravel |
|------|--------------|

|              |                 |
|--------------|-----------------|
| Construction | Concrete, Brick |
|--------------|-----------------|

|            |                    |
|------------|--------------------|
| Foundation | Concrete Perimeter |
|------------|--------------------|

## School Information

|            |                        |
|------------|------------------------|
| Elementary | King Edward/St Brendan |
|------------|------------------------|

|        |                    |
|--------|--------------------|
| Middle | McKernan/Allendale |
|--------|--------------------|

|      |                           |
|------|---------------------------|
| High | Strathcona/Lou St Laurent |
|------|---------------------------|

## Additional Information

|             |                  |
|-------------|------------------|
| Date Listed | August 9th, 2025 |
|-------------|------------------|

|                |   |
|----------------|---|
| Days on Market | 8 |
|----------------|---|

|        |         |
|--------|---------|
| Zoning | Zone 15 |
|--------|---------|

|           |         |
|-----------|---------|
| Condo Fee | \$3,402 |
|-----------|---------|

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Listing information last updated on August 17th, 2025 at 6:17pm MDT