

\$2,595,000 - 3401 11969 Jasper Avenue, Edmonton

MLS® #E4412578

\$2,595,000

3 Bedroom, 2.50 Bathroom, 3,368 sqft

Condo / Townhouse on 0.00 Acres

W&A hkw&A nt&A win, Edmonton, AB

Welcome to The Sky Villa at The Pearl, a sophisticated furnished New York-style, 2-storey sub-penthouse with breathtaking panoramic views of the river & city. With 3,366 sq.ft., this luxurious sky home features 3 balconies, 3 bedrooms 2 full stunning 5-piece ensuites. Chef's kitchen has top-tier GAGGENAU dble ovens, microwave, dishwasher, & gas cooktop. High-end finishes include home automation, motorized blinds, upgraded flooring, exotic countertops, custom Bocci lighting, walnut casings & doors with customized upgraded glass railings. The powder room features in-floor heating with a premium BLU pedestal sink. Imported vertical fireplaces & custom wallpapers add a unique decor. A home theatre enhances the entertainment experience. An enclosed 3 car U/G garage +1 open stall with a storage rm. Elite amenities: concierge service, advanced security, private gym, owners' lounge, outdoor patio & party rm. Steps from trails, restaurants & shops The Sky Villa epitomizes the pinnacle of an elevated lifestyle.

Built in 2015

Essential Information

MLS® # E4412578

Price \$2,595,000



| | |
|----------------|---------------------|
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 3,368 |
| Acres | 0.00 |
| Year Built | 2015 |
| Type | Condo / Townhouse |
| Sub-Type | Apartment High Rise |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 3401 11969 Jasper Avenue |
| Area | Edmonton |
| Subdivision | W&hkw&nt&win |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5K 0P1 |

Amenities

| | |
|----------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Car Wash, Exercise Room, Intercom, Parking-Visitor, Party Room, Patio, Secured Parking, Social Rooms, Sprinkler System-Fire, See Remarks, Concierge Service |
| Parking Spaces | 4 |
| Parking | Heated, Parkade, Underground, See Remarks |

Interior

| | |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings, See Remarks, Oven Built-In-Two |
| Heating | Heat Pump, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| # of Stories | 36 |
| Stories | 2 |

| | |
|--------------|-------------------|
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior | Concrete, Metal |
| Exterior Features | Golf Nearby, Landscaped, Playground Nearby, Public Transportation, River Valley View, River View, Schools, Shopping Nearby, View City, View Downtown |
| Roof | EPDM Membrane |
| Construction | Concrete, Metal |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|--------------------|
| Date Listed | November 3rd, 2024 |
| Days on Market | 167 |
| Zoning | Zone 12 |
| Condo Fee | \$2,950 |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 19th, 2025 at 9:02pm MDT