



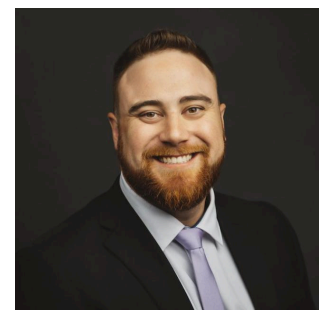
104 - 4854 SCHOOL DRAW AVENUE

Downtown, Yellowknife

\$399,000

MLS®:	6662
Bedrooms:	2
Heating:	Included in Condo Fees
Condo Fees:	\$617/ Month Condo Fees
Square Feet:	877 sqft
Year Built:	2012
Construction:	Apartment

Type:	Condo
Bathrooms:	1
Taxes:	\$1,608.85 (2025)
Balcony/Patio:	Balcony
Parking:	Energized Stall
Style:	Condominium



Chad Hinchey

Salesperson

(867) 444-1532

chad.hinchey@century21.ca

<https://www.century21yk.ca>

CENTURY 21.
Prospect Realty



5124 48 Street
Yellowknife, NT X1A 1N6

ABOUT THIS PROPERTY

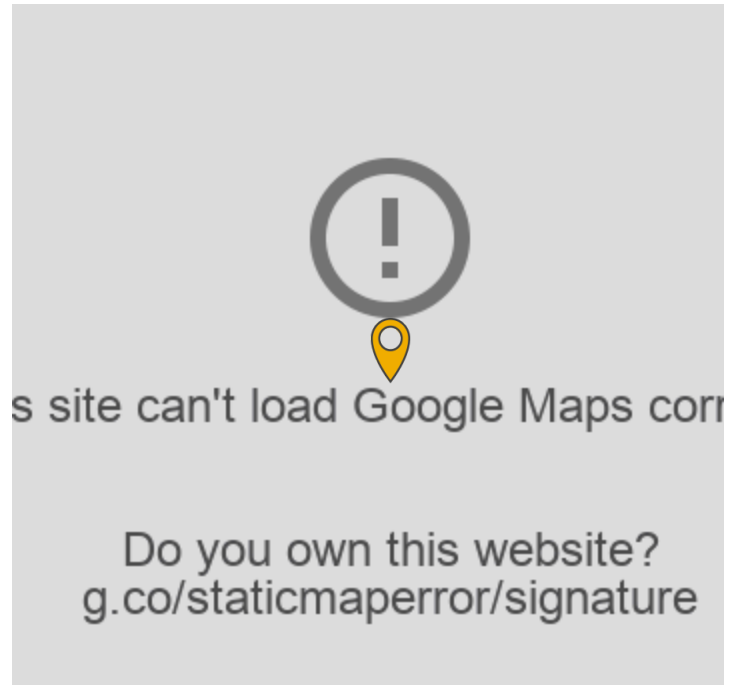
Welcome to Copper Sky Condos! This well-maintained 2-bedroom, 1-bath condo at 104-4854 School Draw Avenue offers comfortable, low-maintenance living in a fantastic location close to downtown and some of Yellowknife's most popular outdoor spaces, including Tin Can Hill and Rat Lake walking trails.

Inside, you'll find an inviting open-concept layout that connects the kitchen and living room, creating a bright and functional space perfect for everyday living or entertaining. The kitchen features light maple shaker-style cabinets, stainless steel appliances, and plenty of storage and prep space.

Whether you're a first-time buyer, downsizer, or looking for an investment property, this condo offers excellent value with condo fees of \$617/month that include heat, water, building maintenance and repairs, building insurance, groundskeeping, and contributions to the reserve fund. Enjoy easy living in a convenient location close to trails, amenities, and downtown Yellowknife!

Price Includes: Fridge, Stove/Oven, Dishwasher, Microwave, Washer, Dryer, Blinds, Energized Parking Stall

Condo Fees \$617/ Month - Include: Heat, water, building maintenance, building insurance, snow/ garbage removal, reserve fund



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