# \$149,900 - 212 4304 139 Avenue, Edmonton

MLS® #E4432831

#### \$149,900

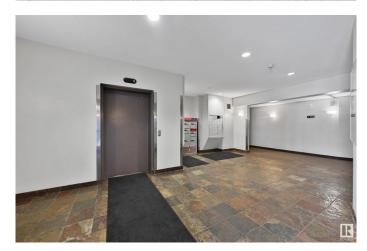
2 Bedroom, 2.00 Bathroom, 1,058 sqft Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

The Estates of Clareview has everything you need! This spacious 2 bedroom, 2 bathroom beauty offers almost 1200 sqft of living space with 9 ft ceilings & large windows throughout, perfect for the first time home buyer, University Student or investor. Open concept kitchen features generous counter and cupboard space, an eating bar, and flows seamlessly into the living & dining area. Primary bedroom has a large walk-thru closet & a full 3pc ensuite. The 2nd Bedroom is on the opposite side of the unit located beside the full 4pc main bathroom, the perfect layout. Relax on your private patio, and take advantage of the large in-suite laundry & storage room. Heated underground parking stall and storage cage adds luxury and convenience. Building amenities include a gym, a games room with ping pong and pool tables, a social room, and an indoor car wash. Just steps from Clareview LRT station, Rec Center, a variety of restaurants & walking distance to major shopping like Walmart, Costco and Superstore. Shows 10/10!







Built in 2006

# **Essential Information**

MLS® # E4432831 Price \$149,900 Bedrooms 2

Bathrooms 2.00

Full Baths 2

Square Footage 1,058

Acres 0.00

Year Built 2006

Type Condo / Townhouse

Sub-Type Lowrise Apartment

Style Single Level Apartment

Status Active

# **Community Information**

Address 212 4304 139 Avenue

Area Edmonton

Subdivision Clareview Town Centre

City Edmonton
County ALBERTA

Province AB

Postal Code T5Y 0H6

#### **Amenities**

Amenities Off Street Parking, Car Wash, Ceiling 9 ft., Detectors Smoke, Exercise

Room, Parking-Extra, Parking-Visitor, Party Room, Recreation Room/Centre, Secured Parking, Security Door, Social Rooms, See

Remarks, Storage Cage

Parking Heated, Stall, Underground

### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked

Washer/Dryer, Stove-Electric

Heating Forced Air-1, Natural Gas

# of Stories 4

Stories 1

Has Basement Yes

Basement None, No Basement

## **Exterior**

Exterior Wood, Stucco

Exterior Features Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool,

Public Transportation, Schools, Shopping Nearby, See Remarks

Roof Asphalt Shingles

Construction Wood, Stucco

Foundation Concrete Perimeter

#### **School Information**

Elementary SIFTON/A.FITZGE

Middle St.E.SETON/JD.BRA

High O'LEARY/QUEEN E

## **Additional Information**

Date Listed April 25th, 2025

Days on Market 5

Zoning Zone 35

Condo Fee \$713

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