

# **\$199,999 - 310 4312 139 Avenue, Edmonton**

MLS® #E4438383

**\$199,999**

2 Bedroom, 2.00 Bathroom, 861 sqft

Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

Great Location, Great Value!!!...This bright spacious 1173sqft, 2 bed, 2 full bath condo boasts white european cabinetry, peninsula island with breakfast bar, gas fireplace, in suite laundry and additional storage room/den.

FULLY RENOVATED Other features include the oversized Master bedroom with huge walk in closet leading to full ensuite and the balcony with gas bbq hookup, serves as an excellent extension of the living space. Adding even more value is heated underground parking stall and recreation center. The convenient LRT access and REC Centre , as well as, the surplus of shopping and restaurants make this complex a sound investment!!...YOU'VE SEARCHED LONG ENOUGH!...REWARD YOURSELF WITH AFFORDABLE HOME OWNERSHIP TODAY!!

Built in 2004

## **Essential Information**

MLS® #	E4438383
Price	\$199,999
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	861
Acres	0.00
Year Built	2004



Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	310 4312 139 Avenue
Area	Edmonton
Subdivision	Clareview Town Centre
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3J4

### Amenities

Amenities	Carbon Monoxide Detectors, Closet Organizers, Exercise Room, No Smoking Home, Parking-Extra, Parking-Plug-Ins, Parking-Visitor, Recreation Room/Centre, Secured Parking, Security Door, See Remarks
Parking	Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Fruit Trees/Shrubs, Private Setting, Public Transportation, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 23rd, 2025
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Days on Market	85
Zoning	Zone 35
Condo Fee	\$807

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Listing information last updated on August 16th, 2025 at 7:32pm MDT