

\$189,900 - 426 4312 139 Avenue, Edmonton

MLS® #E4450074

\$189,900

2 Bedroom, 2.00 Bathroom, 1,022 sqft
Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

Welcome to the Estates of Clareview! This bright and spacious TOP FLOOR 2 bedroom, 2 bathroom SOUTH FACING condo features VAULTED CEILINGS, and cozy gas FIREPLACE. The open-concept layout includes a functional kitchen with oak cabinets and SS appliances, a generous living area, and in-suite laundry for added convenience. The primary bedroom offers a walk-through closet and full ensuite bathroom. The second bedroom is ideal for guests, an office, or a roommate setup with the second full bath nearby. Includes underground heated parking with a storage cage right in front of the stall. Unbeatable location, literally steps from Clareview LRT TRAIN STATION (perfect for University students, and downtown professionals), shopping, restaurants, and all amenities. Well-managed, pet-friendly complex with a FULL GYM, REC ROOM and social room for special occasions. NEW FRESH COAT OF PAINT professionally done for the new owners. Move-in ready and perfect opportunity for first-time buyers, students, or investors!

Built in 2004

Essential Information

MLS® #	E4450074
Price	\$189,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,022
Acres	0.00
Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	426 4312 139 Avenue
Area	Edmonton
Subdivision	Clareview Town Centre
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3J4

Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Recreation Room/Centre, Social Rooms, Storage-In-Suite, Vaulted Ceiling, See Remarks, Storage Cage
Parking	Heated, Parkade, Underground

Interior

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

Exterior

Exterior	Wood, Stucco
----------	--------------

Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 28th, 2025
Days on Market	54
Zoning	Zone 35
Condo Fee	\$713

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 September 20th, 2025 at 5:17pm MDT