

# \$159,000 - 201 4304 139 Avenue, Edmonton

MLS® #E4430579

**\$159,000**

2 Bedroom, 2.00 Bathroom, 1,065 sqft  
Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

Location, location, location. Superbly positioned close to everything (including LRT), this beautiful condo features 2 spacious bedrooms, two bathrooms, in suite laundry/storage, kitchen with large island, underground parking and balcony. Well managed by Candema, this unit is a perfect place to start your home ownership, downsize or become first time landlord

Built in 2006

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4430579               |
| Price          | \$159,000              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,065                  |
| Acres          | 0.00                   |
| Year Built     | 2006                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

## Community Information

|         |                     |
|---------|---------------------|
| Address | 201 4304 139 Avenue |
| Area    | Edmonton            |



|             |                       |
|-------------|-----------------------|
| Subdivision | Clareview Town Centre |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5Y 0H6               |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | Club House, Parking-Extra, Recreation Room/Centre, Secured Parking, Storage-In-Suite |
| Parking   | Underground  |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating           | Hot Water, Natural Gas                                      |
| # of Stories      | 4   |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | None, No Basement   |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco  |
| Exterior Features | Landscaped, Level Land, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stucco  |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 11th, 2025 |
| Days on Market | 2                |
| Zoning         | Zone 35          |
| Condo Fee      | \$713            |

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Listing information last updated on April 13th, 2025 at 8:17pm MDT