

\$149,900 - 303 4304 139 Avenue, Edmonton

MLS® #E4450356

\$149,900

2 Bedroom, 2.00 Bathroom, 1,052 sqft

Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

Estates of Clareview is conveniently located. Steps to the LRT/Clareview Transit Station and direct access to U of A. This A/C unit has 2 spacious bedrooms (one on either side of the unit for PRIVACY), 2 baths, 1 UNDERGROUND heated parking space (B-9).

PRIMARY Bedroom has a 3 piece ensuite with large walk in shower, walk thru closet.

Oak kitchen with an eat up island (all appliances included), open to living/dining area with patio doors to your nicely sized balcony. 2nd bedroom and 4 piece main bath.

IN SUITE laundry & additional storage room.

AMENITIES include social/rec room, exercise room in an Amenities building. Close to shopping, Rec Centre, transportation, schools, restaurants and so much more.

Built in 2006

Essential Information

MLS® #	E4450356
Price	\$149,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,052
Acres	0.00
Year Built	2006



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

Community Information

Address	303 4304 139 Avenue
Area	Edmonton
Subdivision	Clareview Town Centre
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 0H6

Amenities

Amenities	Air Conditioner, Club House, Exercise Room, Intercom, Parking-Visitor, Recreation Room/Centre, Secured Parking, Security Door, Storage-In-Suite
Parking Spaces	1
Parking	Heated, Parkade, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Garage Control, 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, See Remarks

Exterior

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

Additional Information

Date Listed	July 30th, 2025
Days on Market	66
Zoning	Zone 35
Condo Fee	\$713

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