

\$145,000 - 211 4304 139 Avenue, Edmonton

MLS® #E4444627

\$145,000

2 Bedroom, 2.00 Bathroom, 1,047 sqft
Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

Beat the summer heat with central air conditioning and skip shoveling snow with heated underground parking! This well-kept 2 bedroom, 2 bathroom condo with secured underground stall offers incredible value just steps from Clareview LRT station and Manning Drive. With 1,046 SqFt of bright, open-concept living space, it's perfect for first-time buyers or investors. Freshly painted and move-in ready, this unit features 9' ceilings, a spacious kitchen with ample cabinetry, 5 appliances (including brand new fridge & stove), and convenient in-suite laundry. The primary bedroom includes a walk-in closet and private 4-piece ensuite. Relax on your bright South facing balcony with a gas line for BBQs, and enjoy access to the recreation centre with a fully equipped gym, studio/social room, billiards, and table tennis. Condo fees include car wash, heat, water, professional management and even your gym membership. Immediate possession available! Don't miss this opportunity!

Built in 2006

Essential Information

| | |
|----------|-----------|
| MLS® # | E4444627 |
| Price | \$145,000 |
| Bedrooms | 2 |



| | |
|----------------|------------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,047 |
| Acres | 0.00 |
| Year Built | 2006 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 211 4304 139 Avenue |
| Area | Edmonton |
| Subdivision | Clareview Town Centre |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 0H6 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Intercom, Parking-Visitor, Recreation Room/Centre, Social Rooms |
| Parking | Underground |

Interior

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

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |

Foundation Concrete Perimeter

Additional Information

Date Listed June 27th, 2025
Days on Market 17
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 July 14th, 2025 at 4:17am MDT