Courtesy Of Taras Chmil Of MaxWell Polaris

$224,900 - 3254 130a Avenue, Edmonton

MLS® #E4464868

$224,900
3 Bedroom, 1.50 Bathroom, 1,238 sqft
Condo / Townhouse on 0.00 Acres

Belmont, Edmonton, AB

Welcome to Claregreen Mews; this 2 storey end unit home has a spacious floor plan with a dinette that creates a wonderful open space for informal gatherings and flows into the kitchen with appliances and cabinets for maximum storage. Both kitchen and living roomâ€™s garden door opens onto a deck to enjoy a fenced yard with several access points. The primary bedroom has a closet for easy access to clothing and accessories and walk out onto the primary bedroomâ€™s deck to enjoy the outdoors. The other bedrooms have a closets and windows for sunlight and down the hall is a bathroom with a vanity and shower tub. This home offers 3 bedrooms and 2 bathrooms. The lower level family room is the space for family recreation and a laundry utility room. To complete this home there is an attached garage with driveway for extra parking. Near schools, parks, restaurants, shopping, public transportation, LRT, and ravine for nature walks. Lots of recent updates from painting, kitchen counter tops, and some baseboards

Built in 1976

Essential Information

MLS® #	E4464868
Price	$224,900

Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,238
Acres	0.00
Year Built	1976
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	3254 130a Avenue
Area	Edmonton
Subdivision	Belmont
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 3K3

Amenities

Amenities	Deck, Storage-In-Suite
Parking	Front Drive Access, Single Garage Attached

Interior

Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Opener, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

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

Additional Information

Date Listed	November 5th, 2025
Days on Market	4
Zoning	Zone 35
Condo Fee	$410

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Listing information last updated on November 9th, 2025 at 1:32am MST