

\$148,800 - 102 4312 139 Avenue, Edmonton

MLS® #E4436633

\$148,800

2 Bedroom, 2.00 Bathroom, 1,097 sqft
Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

Welcome to this **STYLISH AND SPACIOUS** 1,097 SQ FT CONDO, perfectly located just **STEPS FROM THE LRT!** This bright and functional home features 2 **GENEROUSLY SIZED BEDROOMS**, 2 **FULL BATHROOMS**, **IN-SUITE LAUNDRY**, and a **HUGE STORAGE ROOM**. Enjoy 9'™ **CEILINGS** and **ENGINEERED HARDWOOD FLOORING** throughout the **OPEN-CONCEPT KITCHEN**, **LIVING**, AND **DINING AREAS**. The kitchen is loaded with cabinetry, black appliances, and a **RAISED EATING BAR**—ideal for casual dining or entertaining. The cozy living room features a **GAS FIREPLACE**, **LARGE WINDOWS**, and **SLIDING PATIO DOORS** leading to a **COVERED, MAINTENANCE-FREE PATIO**. Both bedrooms offer **LARGE WINDOWS** and **PLUSH UPGRADED CARPETING**, while the primary room boasts a **MASSIVE WALK-THROUGH CLOSET WITH BUILT-INS** and a private ensuite. You'll also love the **HEATED UNDERGROUND PARKING STALL** and access to a **RECREATION CENTER WITH A SOCIAL ROOM AND FITNESS AREA**. **COMFORT, CONVENIENCE, AND VALUE IN ONE PACKAGE!**

Built in 2004

Essential Information



| | |
|----------------|------------------------|
| MLS® # | E4436633 |
| Price | \$148,800 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,097 |
| Acres | 0.00 |
| Year Built | 2004 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 102 4312 139 Avenue |
| Area | Edmonton |
| Subdivision | Clareview Town Centre |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 3J4 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Exercise Room, Parking-Visitor, Social Rooms, Storage-In-Suite, See Remarks |
| Parking | Underground |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Playground Nearby, Public Transportation, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 15th, 2025 |
| Days on Market | 16 |
| Zoning | Zone 35 |
| Condo Fee | \$839 |

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Listing information last updated on May 31st, 2025 at 8:17am MDT