

## \$209,900 - 2 4245 139 Avenue, Edmonton

MLS® #E4448530

**\$209,900**

2 Bedroom, 2.00 Bathroom, 829 sqft

Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

**SUPERB LOCATION!** This well-maintained TOP floor - 9' CEILINGS, 2 BEDROOM/TWO BATH unit in Clareview Courts has it all. Walking distance to the Clareview LRT station, Superstore, numerous restaurants, entertainment and shopping. This cozy condo features neutral colours throughout, easy-to-maintain laminate/tile floors, along with in-suite laundry. The master bedroom features an ensuite, and the second bedroom has a full bathroom beside it. Your vehicle will be safe and warm in the heated underground parking stall, along with a storage cage in a secured room, perfect for storing winter/summer tires. This complex features a full concrete superstructure building with a gorgeous, well-landscaped European-style courtyard, offering stunning views. Condo fee includes power, heat, and water/sewer. Look no further.

Built in 2005

### Essential Information

MLS® #	E4448530
Price	\$209,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	829
Acres	0.00



Year Built	2005
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	2 4245 139 Avenue
Area	Edmonton
Subdivision	Clareview Town Centre
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3E8

### Amenities

Amenities	Off Street Parking, Ceiling 9 ft.
Parking	Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Baseboard, Natural Gas
# of Stories	6
Stories	6
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Stucco
Exterior Features	Playground Nearby, Public Swimming Pool, Public Transportation, Shopping Nearby
Roof	Flat
Construction	Concrete, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 18th, 2025
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Days on Market	12
Zoning	Zone 35
Condo Fee	\$575

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Listing information last updated on July 30th, 2025 at 3:32am MDT