

# \$190,000 - 1104, 330 Clareview Station Drive Nw, Edmonton

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MLS® #A2194120

**\$190,000**

2 Bedroom, 2.00 Bathroom, 1,115 sqft  
Residential on 0.00 Acres

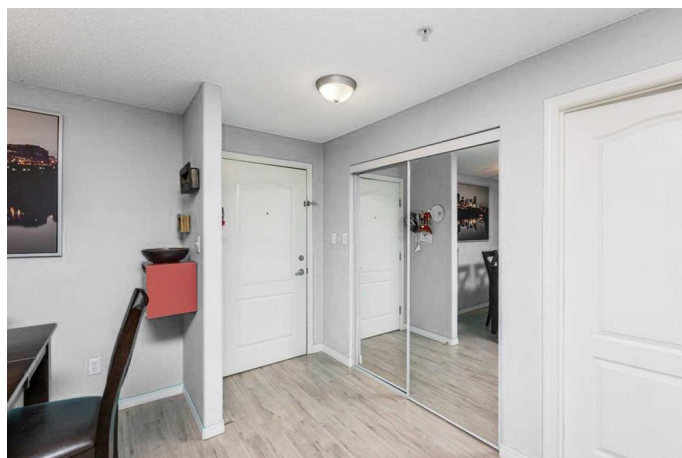
Clareview Town Centre, Edmonton, Alberta

Need access to LRT? This lovely condo is just steps to transit for ease of getting around. Very spacious with many upgrades this 2 bedroom condo is well laid out with large open living and kitchen/dining area. Most of the flooring has been replaced with a high end laminate. The kitchen boasts new back splash, stainless steel appliances and a moveable island. The master bedroom features a walk in closet and 4 piece ensuite. There is also a second bedroom and 4 pce bathroom. There is plenty of storage and in-suite laundry. There are patio doors that lead to south facing patio if you want to sit out on a summer evening. You don't need a gym membership - there are facilities on site for your convenience. Excellent location if you are a student or professional looking for easy access to downtown or U or A. Other amenities are within walking distance or a short drive. Exceptional value for all this square footage!

Built in 2007

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2194120  |
| Price     | \$190,000 |
| Bedrooms  | 2         |
| Bathrooms | 2.00      |



|                |               |
|----------------|---------------|
| Full Baths     | 2             |
| Square Footage | 1,115         |
| Acres          | 0.00          |
| Year Built     | 2007          |
| Type           | Residential   |
| Sub-Type       | Apartment     |
| Style          | Low-Rise(1-4) |
| Status         | Active        |

### **Community Information**

|             |                                      |
|-------------|--------------------------------------|
| Address     | 1104, 330 Clareview Station Drive Nw |
| Subdivision | Clareview Town Centre                |
| City        | Edmonton                             |
| County      | Edmonton                             |
| Province    | Alberta                              |
| Postal Code | T5Y 0E6                              |

### **Amenities**

|                |  |
|----------------|--|
| Amenities      | Elevator(s), Parking, Visitor Parking, Recreation Facilities |
| Parking Spaces | 1  |
| Parking        | Stall  |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Kitchen Island, Laminate Counters, No Animal Home, Storage, Walk-In Closet(s)                 |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Baseboard, Natural Gas, Hot Water   |
| Cooling           | None  |
| # of Stories      | 4   |
| Basement          | None  |

### **Exterior**

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | None                            |
| Roof              | Asphalt Shingle                 |
| Construction      | Vinyl Siding, Wood Frame, Stone |
| Foundation        | Poured Concrete                 |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 13th, 2025 |
| Days on Market | 76                  |
| Zoning         | RA8                 |

## **Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | Royal LePage Noralta |
|----------------|----------------------|

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