

# \$144,900 - 2118 320 Clareview Station Drive, Edmonton

MLS® #E4440187

**\$144,900**

1 Bedroom, 1.00 Bathroom, 625 sqft  
Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

Nice and Bright open concept one bedroom condo on main floor, south facing big PRIVATE PATIO with PARK AREA.\* Unit has large Oak kitchen with lots of cupboards and counter space with huge dining room, big living room, and spacious Master Bedroom.\* Newer VINYL PLANK floors through out. ALSO In-suite Laundry and Pantry.\* Amenities include a large well-equipped gym and a games room, plus an outdoor energized 'title' parking stall.\* Building is only minutes walk to the CLAREVIEW LRT STATION, and minutes direct to UNIVERSITY and Downtown on the LRT.\* All major shopping is nearby. This awesome home is "move in ready" great for "first time home buyer or investment."

Built in 2007

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4440187          |
| Price          | \$144,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 625               |
| Acres          | 0.00              |
| Year Built     | 2007              |
| Type           | Condo / Townhouse |



|          |                        |
|----------|------------------------|
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                                  |
|-------------|----------------------------------|
| Address     | 2118 320 Clareview Station Drive |
| Area        | Edmonton                         |
| Subdivision | Clareview Town Centre            |
| City        | Edmonton                         |
| County      | ALBERTA                          |
| Province    | AB                               |
| Postal Code | T5Y 0E5                          |

### Amenities

|                |                                                                                       |
|----------------|---------------------------------------------------------------------------------------|
| Amenities      | Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Patio, Vinyl Windows |
| Parking Spaces | 1                                                                                     |
| Parking        | Stall                                                                                 |

### Interior

|              |                                                                         |
|--------------|-------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating      | Baseboard, Hot Water, Natural Gas                                       |
| # of Stories | 4                                                                       |
| Stories      | 1                                                                       |
| Has Basement | Yes                                                                     |
| Basement     | None, No Basement                                                       |

### Exterior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                     |
| Exterior Features | No Back Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                       |
| Construction      | Wood, Stone, Vinyl                                                                                     |
| Foundation        | Concrete Perimeter                                                                                     |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 3rd, 2025 |
| Days on Market | 13             |
| Zoning         | Zone 35        |

Condo Fee                \$324

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