

Courtesy Of Rob D Jastrzebski Of Exp Realty

## \$399,700 - 51 Clareview Road, Edmonton

MLS® #E4428066

**\$399,700**

4 Bedroom, 2.00 Bathroom, 958 sqft

Single Family on 0.00 Acres

Kernohan, Edmonton, AB

Live the Good Life in Clareview! Welcome to 51 Clareview Road NW—this beautiful bi-level will blow you away with the incredible value and upgrades throughout. This move-in ready home features 3/4" oak hardwood flooring, upgraded windows, air conditioning, and a bright, open layout filled with natural light. Upstairs, enjoy a spacious living room, custom white cabinetry in the eat-in kitchen with granite countertops and new stainless steel appliances, and plenty of room to relax or entertain. Downstairs, you™ll be amazed by the enormous lower level with full-sized above-grade windows, a cozy wet bar, two more bedrooms, a full bathroom, and even a built-in floor safe. Step outside to your south-facing backyard patio, perfect for sunny mornings or evening BBQs, with alley access for parking. Located minutes from the river valley, off-leash parks, LRT, and major freeways—this is convenience and comfort all in one. Homes like this don™t come up often so don't miss out!

Built in 1977

### Essential Information

MLS® # E4428066

Price \$399,700

Bedrooms 4



Bathrooms	2.00
Full Baths	2
Square Footage	958
Acres	0.00
Year Built	1977
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	51 Clareview Road
Area	Edmonton
Subdivision	Kernohan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 3X2

### **Amenities**

Amenities	Air Conditioner
Parking	Double Garage Detached

### **Interior**

Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Back Lane, Public Transportation, River Valley View, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed March 28th, 2025

Days on Market 9

Zoning Zone 35

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