

# \$162,000 - 2407 320 Clareview Station Drive, Edmonton

MLS® #E4431393

**\$162,000**

1 Bedroom, 1.00 Bathroom, 652 sqft  
Condo / Townhouse on 0.00 Acres

Clareview Town Centre, Edmonton, AB

TOP FLOOR 1 bedroom, 1 bathroom condo in Clareview Town Centre offering style, comfort, and unbeatable convenience. Bright and open with VAULTED CEILING, in-suite laundry, and a private balcony—ideal for morning coffee or evening unwinding. Recent updates include QUARTZ COUNTERTOPS, MODERN BACKSPLASH, NEWER PAINT and PLUSH NEW CARPET. Stay connected with fibre internet and healthy with the ON-SITE GYM. Experience the convenience of TITLED PARKING. Just a short walk to Clareview LRT Station, shopping, dining, and the REC CENTRE. Quick access to Anthony Henday and Yellowhead makes daily life and commuting a breeze.

Built in 2007

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4431393          |
| Price          | \$162,000         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 652               |
| Acres          | 0.00              |
| Year Built     | 2007              |
| Type           | Condo / Townhouse |



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

### Community Information

|             |                                  |
|-------------|----------------------------------|
| Address     | 2407 320 Clareview Station Drive |
| Area        | Edmonton                         |
| Subdivision | Clareview Town Centre            |
| City        | Edmonton                         |
| County      | ALBERTA                          |
| Province    | AB                               |
| Postal Code | T5Y 0E5                          |

### Amenities

|           |  |
|-----------|--|
| Amenities | Detectors Smoke, No Animal Home, No Smoking Home |
| Parking   | Stall  |

### Interior

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

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 17th, 2025 |
| Days on Market | 13               |
| Zoning         | Zone 35          |
| Condo Fee      | \$323            |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF

EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 30th, 2025 at 12:17pm MDT