

Courtesy Of Robert A Halabi Of Century 21 Masters

## **\$263,999 - 39 16823 84st, Edmonton**

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MLS® #E4433953

**\$263,999**

3 Bedroom, 1.50 Bathroom, 1,193 sqft

Condo / Townhouse on 0.00 Acres

Klarvatten, Edmonton, AB

Welcome to this beautiful end unit in Lakeview Greens. Inside is a terrific floor plan with a functional kitchen with plenty of cabinet space and a breakfast bar overlooking a full sized living room with side windows to allow plenty of sunshine in and sliding doors to the private backyard. A 2 piece bath completes the main. A large primary bedroom includes a spacious walk-in closet for his and hers. Two more generous bedrooms and a full bath on the upper level. The basement is unfinished which includes laundry and roughed in for a full bathroom to compliment an extra bedroom with a full size window for a future development. Just off the hallway entry door is the attached garage. Upgrades include newer doors, windows, paint, new furnace motor, new LED lights, washer and dryer and upgraded garage motor. Easy access to Edmonton Military Garrison, close to schools, shopping, parks, public transit and The Anthony Henday. Very low condo fees and quick possession. Fantastic Investment Property

Built in 2002

### **Essential Information**

MLS® #                    E4433953

Price                        \$263,999



Bedrooms 3  
 Bathrooms 1.50  
 Full Baths 1  
 Half Baths 1  
 Square Footage 1,193  
 Acres 0.00  
 Year Built 2002  
 Type Condo / Townhouse  
 Sub-Type Townhouse  
 Style 2 Storey  
 Status Active

**Community Information**

Address 39 16823 84st  
 Area Edmonton  
 Subdivision Klarvatten  
 City Edmonton  
 County ALBERTA  
 Province AB  
 Postal Code T5Z 3S4

**Amenities**

Amenities No Animal Home, Parking-Vis  
 Parking Front Drive Access, Single G

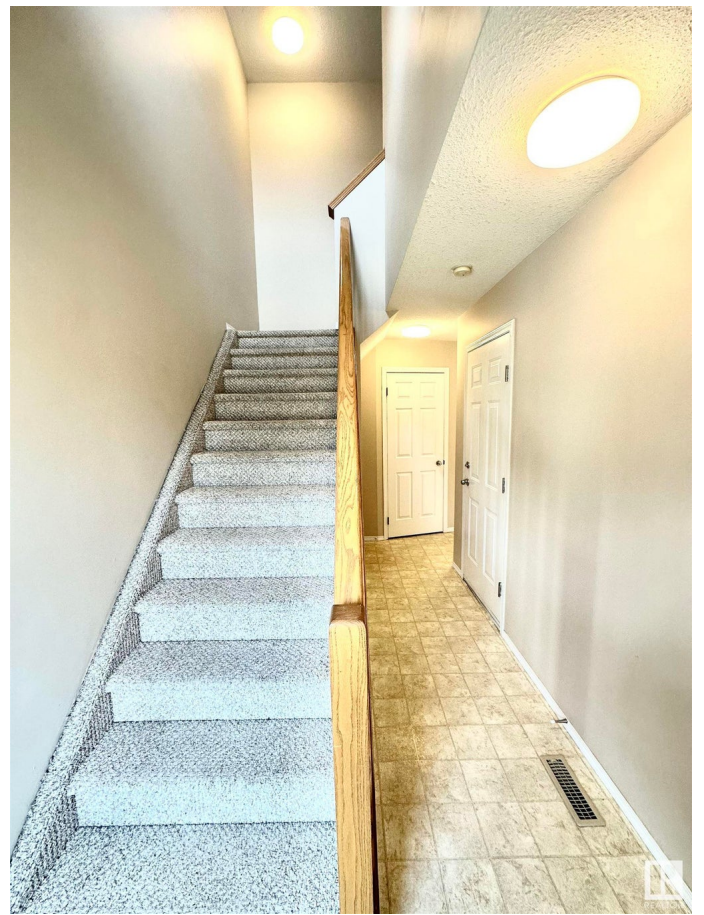
**Interior**

Appliances Dishwasher-Built-In, Dryer,  
 Vacuum System Attachme  
 Remarks

Heating Forced Air-1, Natural Gas  
 Stories 2  
 Has Basement Yes  
 Basement Full, Unfinished

**Exterior**

Exterior Wood, Vinyl  
 Exterior Features Landscaped, No Back Lane, Public Transportation, Schools, Shopping  
 Nearby, See Remarks  
 Roof Asphalt Shingles



Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Lago Lindo Elementry
Middle	Mary Butterworth Jr High
High	ME LaZerte Senior High

### **Additional Information**

Date Listed	May 2nd, 2025
Days on Market	5
Zoning	Zone 28
Condo Fee	\$295

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Listing information last updated on May 7th, 2025 at 11:32am MDT