

Courtesy Of Rachel Gubaton Of MaxWell Polaris

\$333,000 - 3043 151 Av, Edmonton

MLS® #E4429366

\$333,000

3 Bedroom, 2.50 Bathroom, 1,466 sqft
Condo / Townhouse on 0.00 Acres

Kirkness, Edmonton, AB

Explore the pinnacle of modern living in this meticulously maintained 3 bedroom plus den, 2.5 bath townhome, nestled in the desirable community of Kirkness. This residence is awash in natural light, thanks to its numerous windows. The main floor boasts a gourmet kitchen, complete with an oversized 10' island, Quartz counters, and stainless steel appliances. A 2-piece bathroom, spacious pantry, and laundry room complete this level. Upstairs, the primary suite features a walk-in closet and 3-piece ensuite, joined by two more generously sized bedrooms and another 4-piece bath. On the lower level, a cozy den offers a versatile space for an office or kids' area or 4th bedroom. A DOUBLE ATTACHED GARAGE provides ample storage. This exceptional location offers seamless access to parks, schools, transit, and major roadways, with the added benefit of being mere minutes from the scenic Fraser Ravine and Manning Town Center including the ACTIVE LIFESTYLE OF THE NORTH-Cabela's.

Built in 2019

Essential Information

| | |
|----------|-----------|
| MLS® # | E4429366 |
| Price | \$333,000 |
| Bedrooms | 3 |



| | |
|----------------|-------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,466 |
| Acres | 0.00 |
| Year Built | 2019 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------|
| Address | 3043 151 Av |
| Area | Edmonton |
| Subdivision | Kirkness |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 3W4 |

Amenities

| | |
|-----------|------------------------------|
| Amenities | Detectors Smoke, Front Porch |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | See Remarks |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Landscaped, Park/Reserve, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed April 5th, 2025

Days on Market 4

Zoning Zone 35

Condo Fee \$225

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Listing information last updated on April 8th, 2025 at 9:47pm MDT