

## \$180,000 - 303 13625 34 Street, Edmonton

MLS® #E4459039

**\$180,000**

2 Bedroom, 2.00 Bathroom, 901 sqft

Condo / Townhouse on 0.00 Acres

Belmont, Edmonton, AB

Beautifully kept 2 bedroom, 2 bathroom condo in Belmont's desirable adult complex, Chelsea Greens. This 3rd floor, move-in ready unit comes with 2 parking stalls. One heated underground with storage cage and one surface. The well-maintained common areas set the tone before you step inside to new vinyl plank flooring throughout. Featuring a California split layout, each bedroom is separated by the living room for added privacy. The primary suite includes a walk-through closet and 3-piece ensuite, while the second bedroom is next to the main 4-piece bath and in-suite laundry with newer washer & dryer. Residents enjoy a fitness and social room on the main floor. Convenient location close to LRT, shopping, Clareview and more this home is ready for you!

Built in 2007

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4459039  |
| Price          | \$180,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 901       |
| Acres          | 0.00      |
| Year Built     | 2007      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 303 13625 34 Street |
| Area        | Edmonton            |
| Subdivision | Belmont             |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5A 0E3             |

### Amenities

|           |                    |
|-----------|--------------------|
| Amenities | Vinyl Windows      |
| Parking   | Stall, Underground |

### Interior

|                   |                                                                                    |
|-------------------|------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                   |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Baseboard, Water                                                                   |
| # of Stories      | 4                                                                                  |
| Stories           | 1                                                                                  |
| Has Basement      | Yes                                                                                |
| Basement          | None, No Basement                                                                  |

### Exterior

|                   |                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                      |
| Exterior Features | Picnic Area, Playground Nearby, Private Setting, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                        |
| Construction      | Wood, Brick, Vinyl                                                                      |
| Foundation        | Concrete Perimeter                                                                      |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 23rd, 2025 |
| Days on Market | 29                   |

|           |         |
|-----------|---------|
| Zoning    | Zone 35 |
| Condo Fee | \$614   |

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Listing information last updated on October 22nd, 2025 at 3:17am MDT