

\$240,000 - 3450 43 Avenue, Edmonton

MLS® #E4438331

\$240,000

3 Bedroom, 1.50 Bathroom, 667 sqft
Condo / Townhouse on 0.00 Acres

Kiniski Gardens, Edmonton, AB

A small but cute and very well maintained complex. Ready to move in. New stainless steel fridge, microwave and Dishwasher were installed in 2019. New water tank was also installed in 2019. Management is from owner residents and they are very friendly and helping.

Comfortable living over 1300 sf of living space, Most conveniently located near 3 schools, DayCare, physiotherapy, Medical, Dental clinic, Gas stations, Convenience stores (just next door), Industrial area and what not. Super Store, Home Depot, Walmart, Shoppers, Banks, ETS Bus terminal etc are just on a few minutes' drive. Bus stop just outside. Easy access to 34 St, Whitemud Drive and Anthony Henday. 2 Parking stalls #3450 and #5 are assigned and not titled.

Built in 1993

Essential Information

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|----------------|-----------|
| MLS® # | E4438331 |
| Price | \$240,000 |
| Bedrooms | 3 |
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 667 |
| Acres | 0.00 |



| | |
|------------|-------------------|
| Year Built | 1993 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 3450 43 Avenue |
| Area | Edmonton |
| Subdivision | Kiniski Gardens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6L 6W9 |

Amenities

| | |
|-----------|---|
| Amenities | Car Wash, Crawl Space, Hot Water Natural Gas, No Animal Home, No Smoking Home |
| Parking | 2 Outdoor Stalls |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Glass Door |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Corner Lot, Fenced, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

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|------------|-------------------------|
| Elementary | Julia Kiniski |
| Middle | Thelma Chalifoux School |
| High | J Percy Page |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 23rd, 2025 |
| Days on Market | 16 |
| Zoning | Zone 29 |
| Condo Fee | \$225 |

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Listing information last updated on June 8th, 2025 at 1:02am MDT