# \$269,900 - 43 13833 30 Street, Edmonton

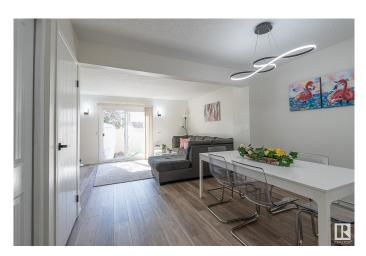
MLS® #E4439427

#### \$269,900

3 Bedroom, 2.50 Bathroom, 1,160 sqft Condo / Townhouse on 0.00 Acres

Hairsine, Edmonton, AB

Welcome to this contemporary, bright townhouse in desirable Knights Bridge, completely renovated from top to bottom to the highest standards! Step inside to a spacious open-concept living and dining area that opens onto a beautiful fenced yard, a big kitchen with plenty of cupboard and counter space, and a half BATH. The upper floor boasts a huge Primary w a generous sized closet, two more good size bedrooms, and a 4-piece BATH. The finished basement offers a cozy recreation room, a den, & a 3-piece BATH. No expenses spared! BRAND NEW: VINYL PLANKS, CARPET, PAINT, FEATURE WALLS, **KITCHEN W ST STEEL APPLIANCES &** QUARTZ COUNTERTOPS, BATHROOMS, CLOSET DOORS, WINDOW COVERINGS, SMART MOTION-CENSORED LIGHTING SYSTEM WITH ADJUSTABLE MULTICOLOR LIGHT, SMART THERMOSTAT, LAWN, & more! TWO PARKING STALLS conveniently located at your doorstep. Well managed complex with many upgrades since 2011, like shingles, siding, windows & vinyl fence. Enjoy living in a modern unit, just minutes to shops, LRT, schools, and parks.







Built in 1981

#### **Essential Information**

MLS® #

E4439427

| Price          | \$269,900         |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,160             |
| Acres          | 0.00              |
| Year Built     | 1981              |
| Туре           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

## **Community Information**

| Address     | 43 13833 30 Street |
|-------------|--------------------|
| Area        | Edmonton           |
| Subdivision | Hairsine           |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5Y 2B2            |

## Amenities

| Amenities | On Street Parking, Parking-Plug-Ins, Parking-Visitor |
|-----------|--|
| 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                                     |
| Stories      | 3   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

## Exterior

| Exterior          | Wood, Vinyl         |               |            |         |          |
|-------------------|---------------------|---------------|------------|---------|----------|
| Exterior Features | Fenced, Landscaped, | Park/Reserve, | Playground | Nearby, | Schools, |
|                   | Shopping Nearby     |               |            |         |          |
| Roof              | Asphalt Shingles    |               |            |         |          |

ConstructionWood, VinylFoundationConcrete Perimeter

#### **Additional Information**

| Date Listed    | May 30th, 2025 |
|----------------|----------------|
| Days on Market | 17             |
| Zoning         | Zone 35        |
| Condo Fee      | \$401          |

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 June 16th, 2025 at 11:02am MDT