

# \$260,000 - 5 14803 34 St, Edmonton

MLS® #E4459203

**\$260,000**

3 Bedroom, 2.50 Bathroom, 1,177 sqft  
Condo / Townhouse on 0.00 Acres

Kirkness, Edmonton, AB

This charming Edmonton home is more than just a property – it’s a place where possibilities unfold. Perfectly located near shopping centres, schools, and beautiful parks, it offers both everyday convenience and the chance to truly enjoy your community. Step inside and you’ll find a space ready to fit your vision. For investors, this is a smart opportunity with strong potential in a sought-after neighbourhood. For families, it’s the perfect canvas to build memories – from laughter in the living room to summer barbecues in the backyard. This lovely home has had numerous upgrades like Furnance serviced(2024), Replaced hot water tank (2024), Kitchen Remodelled (2022) and more! With its welcoming layout and ideal location, #5 14803 34 Street is not just a house – it’s the start of your next chapter.

Built in 1991

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4459203  |
| Price          | \$260,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,177     |



|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 1991              |
| Type       | Condo / Townhouse |
| Sub-Type   | Townhouse         |
| Style      | 2 Storey          |
| Status     | Active            |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 5 14803 34 St |
| Area        | Edmonton      |
| Subdivision | Kirkness      |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T5Y 2L3       |

### Amenities

|                |                                  |
|----------------|----------------------------------|
| Amenities      | Detectors Smoke, No Smoking Home |
| Parking Spaces | 2                                |
| Parking        | Single Garage Detached           |

### Interior

|                   |                                                                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                           |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Curtains and Blinds |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                  |
| Fireplace         | Yes                                                                                                                                                        |
| Fireplaces        | Glass Door                                                                                                                                                 |
| Stories           | 3                                                                                                                                                          |
| Has Basement      | Yes                                                                                                                                                        |
| Basement          | Full, Finished                                                                                                                                             |

### Exterior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                             |
| Exterior Features | Fenced, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                         |
| Construction      | Wood, Stucco                                                                             |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      September 24th, 2025  
Days on Market                52  
Zoning                              Zone 35  
Condo Fee                        \$324

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