

Courtesy Of Emily Kwok Of Real Broker

\$295,000 - 3 12930 140 Avenue, Edmonton

MLS® #E4444749

\$295,000

3 Bedroom, 2.50 Bathroom, 1,369 sqft

Condo / Townhouse on 0.00 Acres

Pembina, Edmonton, AB

QUICK POSSESSION AVAILABLE! Welcome to this conveniently located townhouse in the desirable Pembina neighborhood! As you step inside, you'll be invited by an expansive living room featuring a cozy gas fireplace, perfect for enjoying those cold winter days. The open and spacious kitchen boasts a large corner pantry, seamlessly connecting to a roomy dining area with direct access to the back patio. Upstairs, you'll find the convenience of second floor laundry and three spacious bedrooms. The primary bedroom offers a walk-in closet and an ensuite with double sinks. The heated tandem attached garage provides parking for two cars, with an additional spot on the driveway for a third vehicle, and heated trace (drain) for winter. This garage also includes a dedicated workshop area, ideal for hobbies or extra storage. Just steps away from this well-managed complex, you'll discover a wide array of amenities, including supermarkets, restaurants, schools, public transportation, and much more!

Built in 2007

Essential Information

MLS® # E4444749

Price \$295,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,369
Acres	0.00
Year Built	2007
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	3 12930 140 Avenue
Area	Edmonton
Subdivision	Pembina
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0C4

Amenities

Amenities	On Street Parking, Deck, Parking-Visitor, Smart/Program. Thermostat, Vinyl Windows
Parking Spaces	3
Parking	Front Drive Access, Heated, Insulated, Single Garage Attached, Tandem

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door, Tile Surround
Stories	3
Has Basement	Yes
Basement	Partial, Finished

Exterior

Exterior	Wood, Stone, Vinyl
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Exterior Features	Flat Site, Level Land, Low Maintenance Landscape, Paved Lane, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Hilwie Hamdon School
Middle	Hilwie Hamdon School
High	Ross Sheppard School

Additional Information

Date Listed	June 27th, 2025
Days on Market	10
Zoning	Zone 27
Condo Fee	\$347

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