

## \$219,900 - 2967 130 Avenue, Edmonton

MLS® #E4443950

**\$219,900**

3 Bedroom, 2.00 Bathroom, 1,313 sqft

Condo / Townhouse on 0.00 Acres

Belmont, Edmonton, AB

Available for immediate possession! Upgraded 3-bedroom end unit 1,313 sq. ft. townhouse overlooking a tranquil ravine in a well-maintained complex in Blemont. Enjoy your warm summer days at the outdoor pool or host gatherings in your fenced yard with private green space views. Inside, the home features a sunken living room with a wood-burning fireplace, a well-lit dining area, and an updated kitchen with newer oak cabinets and maple baseboards through-out. The spacious primary bedroom boasts double closets and a convenient 2-piece ensuite. With an upgraded main bathroom, single attached garage plus driveway parking. Just minutes away from both the Yellowhead and Anthony Henday highways. Public transportation right out your door. Perfect for the first time home buyer or investor.

Built in 1976

### Essential Information

MLS® #	E4443950
Price	\$219,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	2
Square Footage	1,313



Acres	0.00
Year Built	1976
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	2967 130 Avenue
Area	Edmonton
Subdivision	Belmont
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 3M1

### Amenities

Amenities	Pool-Outdoor, Vinyl Windows
Parking Spaces	2
Parking	Single Garage Attached, Stall
Has Pool	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Ravine View, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      June 23rd, 2025  
Days on Market                85  
Zoning                              Zone 35  
Condo Fee                        \$541

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Listing information last updated on September 16th, 2025 at 5:02am MDT