



## 462 CLAREVIEW Road Edmonton AB

\$264,000

Welcome to your fully RENOVED, move in ready townhome! Thoughtfully designed w/beautiful upgrades, this home is sure to impress. The BRAND NEW KITCHEN has a built in pantry & plenty of storage, while the spacious living room has a stunning feature wall & charming WOOD BURNING FIREPLACE, large windows, & access to 1 OF 2 PRIVATE YARDS, complete w/a storage shed. A stylish 2 PC BATH & a convenient linen closet complete this level. Upstairs find 3 bedrooms, including a primary w/a WALK IN CLOSET, & a sleek NEW 4 PC BATH featuring a gorgeous upgraded tile surround. The upper level also offers an additional linen closet. The FULLY FINISHED BASEMENT includes a large rec room, flex space, and even more storage. Additional upgrades include QUARTZ COUNTERS, durable vinyl plank flooring, plush carpet, new doors, trim, pot lights, modern lighting, and fresh paint throughout. Perfectly located steps from a playground and minutes from the Henday & Yellowhead. Enjoy the holidays in your new home that has it all!

Listing Presented By:



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