

\$239,500 - 5345 Hill View Crescent, Edmonton

MLS® #E4452890

\$239,500

3 Bedroom, 1.50 Bathroom, 1,134 sqft
Condo / Townhouse on 0.00 Acres

Hillview, Edmonton, AB

Estate sale! Owner occupied for 43 years in Amberwood, a well-maintained complex in desirable Hillview with a quiet, affordable location and your own private fenced backyard. This 3-bedroom, 1.5-bath townhouse features vaulted ceilings, large front and back windows for natural light, a stone-faced fireplace, and a convenient 2-piece powder room. Upstairs, the oversized primary bedroom offers vaulted ceilings, double closets, and sunny south-facing windows, plus two more bedrooms and a full bath. The near-original décor is a blank canvas for your personal touch. Enjoy the covered patio off the kitchen leading to a sunny backyard with mature trees. Five brand-new Frigidaire appliances included. The undeveloped basement is ready for your plans. Two electrified parking stalls plus extra street parking out front.

Built in 1979

Essential Information

MLS® #	E4452890
Price	\$239,500
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1



Square Footage	1,134
Acres	0.00
Year Built	1979
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	5345 Hill View Crescent
Area	Edmonton
Subdivision	Hillview
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 1V9

Amenities

Amenities	See Remarks
Parking	2 Outdoor Stalls

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Stone Facing
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 14th, 2025
Days on Market	2
Zoning	Zone 29
Condo Fee	\$381

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