

# \$349,000 - 111 903 Crystallina Nera Way, Edmonton

MLS® #E4428360

**\$349,000**

3 Bedroom, 2.50 Bathroom, 1,539 sqft  
Condo / Townhouse on 0.00 Acres

Crystallina Nera West, Edmonton, AB

Stylish and Sophisticated - This 3 bedroom, 2.5 Bathroom Townhome is Immaculate and THE PERFECT place to start! Welcome to Crystallina Nera - There is so much to love here! Bright and OPEN CONCEPT Living Featuring 9ft Ceilings- Gorgeous Kitchen- Expansive Countertops, Extended Cabinets, Tile Backsplash and SS Appliances leading to the SPACIOUS Living/Dining Area and easy access to your private patio (BBQ Gas line) Carpetless with fresh LVP throughout. The Upper Level features 3 generous bedrooms, including a KING SIZED Primary w/ Dual Closets and Ensuite (Oversized Glass Shower), 4pc guest bath and ULTRA Convenient Laundry. The main level Flex Room is welcomed extra space that could be used in so many different ways-Office/Second Living/Den/MudRoom. NO MORE Parking woes! A TRUCK friendly Double Attached garage with 2 parking stalls at your unit- Very rare! Courtyard facing and Nestled in a naturally beautiful community, with parks, trails and ponds. Amazing access to amenities, CFB and the Henday!

Built in 2017

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4428360  |
| Price  | \$349,000 |



|                |                   |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,539             |
| Acres          | 0.00              |
| Year Built     | 2017              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 3 Storey          |
| Status         | Active            |

### **Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 111 903 Crystallina Nera Way |
| Area        | Edmonton                     |
| Subdivision | Crystallina Nera West        |
| City        | Edmonton                     |
| County      | ALBERTA                      |
| Province    | AB                           |
| Postal Code | T5Z 0N6                      |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | Off Street Parking, Ceiling 9 ft., Closet Organizers, Detectors Smoke, No Smoking Home, Parking-Visitor, Natural Gas BBQ Hookup |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached  |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### **Exterior**

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |  |
|-------------------|--|
| Exterior Features | Flat Site, Landscaped, Low Maintenance Landscape, Park/Reserve, Picnic Area, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 1st, 2025 |
| Days on Market | 3               |
| Zoning         | Zone 28         |
| Condo Fee      | \$231           |

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Listing information last updated on April 4th, 2025 at 12:02am MDT