

# **\$352,000 - 34 903 Crystallina Nera Way, Edmonton**

MLS® #E4446259

**\$352,000**

3 Bedroom, 2.50 Bathroom, 1,498 sqft  
Condo / Townhouse on 0.00 Acres

Crystallina Nera West, Edmonton, AB

Welcome to this immaculate townhome in Crystallina Nera, featuring a double attached garage and a range of thoughtful upgrades. The open-concept main floor offers 9-foot ceilings and a bright, airy layout that seamlessly connects the kitchen, dining, and living spaces. The kitchen is both stylish and functional, with quartz countertops, tile backsplash, modern cabinetry, and stainless steel appliances. A south-facing balcony off the living room is perfect for relaxing or entertaining. Upstairs, you'll find three spacious bedrooms and 2.5 bathrooms, including a primary suite with custom closet organizers and an upgraded linen closet. The versatile lower-level flex space is ideal for a home office, gym, or extra storage. Located close to shopping, public transit, and with quick access to the Anthony Henday, this move-in ready home offers the perfect blend of style, space, and convenience.

Built in 2017

## **Essential Information**

MLS® #	E4446259
Price	\$352,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,498
Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	34 903 Crystallina Nera Way
Area	Edmonton
Subdivision	Crystallina Nera West
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0N6

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Parking-Visitor, Natural Gas BBQ Hookup
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 7th, 2025
Days on Market	23
Zoning	Zone 28
Condo Fee	\$232

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