

Courtesy Of Rob D Jastrzebski Of Exp Realty

# \$399,700 - 47 Clareview Road, Edmonton

MLS® #E4456457

**\$399,700**

4 Bedroom, 2.00 Bathroom, 858 sqft  
Single Family on 0.00 Acres

Kernohan, Edmonton, AB

Live the Good Life in Clareview! This completely renovated bi-level home is in a family-friendly community, close to all amenities like school, shopping centres and parks! The main floor welcomes you with brand-new luxury vinyl plank flooring, fresh paint, modern light fixtures, and a beautiful new kitchen featuring stainless steel appliances. With 4 bedrooms, this home is perfect for families—especially teens who want their own space. The bright, fully developed basement offers above-grade windows, a stylish feature wall, and its own complete kitchen. Every detail has been redone, including new windows, doors, and even landscaping. Comfort meets efficiency with a brand new Napoleon high-efficiency furnace, hot water tank, and updated electrical panel. Outdoors, enjoy the 24x22ft insulated and drywalled double garage, a large driveway, and extra parking off the back alley. Move-in ready—this home is ready to welcome you! Visit REALTOR® website for more info. \*Some photos are virtually staged\*

Built in 1977

## Essential Information

MLS® #	E4456457
Price	\$399,700



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	858
Acres	0.00
Year Built	1977
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	47 Clareview Road
Area	Edmonton
Subdivision	Kernohan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 3X2

### Amenities

Amenities	Deck
Parking	Double Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed September 5th, 2025

Days on Market 6

Zoning Zone 35

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