

# \$395,000 - 38 979 Crystallina Nera Way, Edmonton

MLS® #E4456231

**\$395,000**

3 Bedroom, 2.50 Bathroom, 1,702 sqft  
Condo / Townhouse on 0.00 Acres

Crystallina Nera West, Edmonton, AB

Beautiful 3-Storey Townhome with 3 BEDROOMS, 2.5 BATHROOMS, DEN, and DOUBLE ATTACHED GARAGE in Crystallina Nera! Welcome to this well-designed townhome offers a modern layout perfect for families or professionals. The main floor opens up to a versatile den ideal for a home office or flex space and the double attached garage. On the second floor, youâ€™™ll find a stylish kitchen with modern grey cabinetry, quartz countertops, and stainless steel appliances. The open-concept design flows seamlessly into the dining area and living room, which opens to a front balconyâ€™™perfect for enjoying your morning coffee or evening sunset. A convenient half bath completes this level. The upper floor features a primary bedroom with a 3-piece ensuite, two additional bedrooms, a full 3-piece bathroom, and upper-level laundry .Located close to parks, schools, and amenities, this home offers great value and is ready for quick possession. Donâ€™™t miss this opportunity!

Built in 2022

## Essential Information

MLS® #	E4456231
Price	\$395,000
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,702
Acres	0.00
Year Built	2022
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	38 979 Crystallina Nera Way
Area	Edmonton
Subdivision	Crystallina Nera West
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0S3

### Amenities

Amenities	See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Dryer, Garage Opener, Microwave Hood Fan, 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	Playground Nearby, Public Transportation, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            September 5th, 2025

Days on Market      61

Zoning                Zone 28

Condo Fee            \$210

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on November 5th, 2025 at 12:32am MST