

Courtesy Of Aron Scraba Of Sterling Real Estate

# \$310,680 - 1318 Clement Court, Edmonton

MLS® #E4139262

## \$310,680

0 Bedroom, 0.00 Bathroom,  
Single Family on 0 Acres

Cameron Heights\_EDMO, Edmonton, AB

RAVINE LOT - 43 Ft Build Pocket - MIKE HOLMES Approved Community CREEKSIDE RAVINE nestled near the Wedgewood Ravine.

Private and exclusive, this cul de sac boasts ravine lots with the opportunity to build a CUSTOM home with the builder of your choice! 15 acres of park with a trail system that connects you to the ravine and the RIVER VALLEY right outside your doorstep. The cul de sac itself features three rain gardens to maintain a healthy balance with the surrounding environment. Take this opportunity to live in one of the most exclusive communities in Edmonton - close to the Henday and minutes from the International Airport as well as the Currents of Windermere!

# EKSID

T CAMERON



## Essential Information

MLS® # E4139262

Price \$310,680

Bathrooms 0.00

Acres 0.14

Type Single Family

Sub-Type Vacant Lot

Status ACTIVE

## Community Information

Address 1318 Clement Court

Area Edmonton

Subdivision Cameron Heights\_EDMO

City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0E2

### **Exterior**

Exterior Features     Airport Nearby, Cul-De-Sac, Environmental Reserve, Golf Nearby, Playground Nearby, Schools, Shopping Nearby, Ski Hill, See Remarks

### **Additional Information**

HOA Fees Freq.     Annually

Listing information last updated on June 20th, 2019 at 3:01am MDT