



## Edmonton Alberta

\$479,900

1162 sq ft bungalow in Malmo Plains. Long time owner said this was the showhome for the subdivision! The home situated on a large 6300 sq ft lot with west facing backyard. Over the years upgrades have included: windows, siding, shingles on the home, newer sidewalks and flooring. The main floor features an L-shaped living and dining room. The kitchen has ample cabinet space, a telephone desk, included appliances and a solar tube light bringing in natural light. There are three bedrooms on the main floor including the primary bedroom with 2 pce ensuite. There is a handy laundry chute as well!! A separate back entry leads to the lower level which has a large rec room with corner gas fireplace and built in bar. There is a 3pce bath, storage room and back bedroom. A large 26'Lx24'W detached garage is in the backyard plus plenty of room for additional parking. Excellent location close to the U of A, Southgate and the LRT. (id:6769)

Family room 7.7 m X 4.9 m

Den 4 m X 2.9 m

Bedroom 4 3.7 m X 2.6 m

Laundry room 4.2 m X 6.3 m

Living room 5.1 m X 3.6 m

Dining room 3.1 m X 2.8 m

Kitchen 4.7 m X 3 m

Primary Bedroom 4 m X 3.3 m

Bedroom 2 3.3 m X 2.7 m

Bedroom 3 3.6 m X 3 m

Listing Presented By:



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