



## Edmonton Alberta

\$329,900

Nicely maintained half-duplex located in Southeast Edmonton! This FULLY FINISHED 2-storey home offers 3 bedrooms, 1.5 baths, and over 1600 sqft of total living space. The cozy main floor features hardwood floors, a great kitchen layout w/island for extra storage, open living area w/corner gas fireplace, and dining nook. Upstairs you will find the spacious primary suite w/walk-in closet, 2 additional good-sized bedrooms, and 4-pc bath. The lower-level offers a huge recreation area, laundry and plenty of storage. Outside you will enjoy the nicely landscaped/private yard that backs a walking path, single attached garage, and more! Low condo fees, well managed complex, and visitor parking. Located steps to schools, shopping, all amenities, public transportation, and access to the Whitemud Fwy. Perfect for an investment, first time buyer, young family, or downsizing. Great home at a great price! (id:6769)

Family room 5.56 m X 5.08 m

Living room 3.42 m X 4.18 m

Dining room 2.42 m X 2.59 m

Kitchen 2.42 m X 3.19 m

Primary Bedroom 3.38 m X 4.45 m

Bedroom 2 2.88 m X 3.52 m

Bedroom 3 2.84 m X 3.38 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://ryanlauber.com/>



Royal

**LePage**

#4002 - 2271 Harvey Ave ,  
Kelowna, BC,

Phone: (250) 860-1100  
[lorneayers@royallepage.ca](mailto:lorneayers@royallepage.ca)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.