



10507 52 Avenue Edmonton AB

\$379,000

Perched on a 49'x120' lot in desirable Pleasantview this basementless bungalow has tons of potential for a first time buyer, as a holding property, perfect for infill, potential future subdivision, you decide! Super functional layout with 3 bedrooms, a full 4 piece bath, huge living room with view of front yard, dining area, big eat in kitchen with newer appliances, laundry/storage room just off of the kitchen. Many updates over the years including vinyl windows, furnace and hot water tank. Backyard is south facing, landscaped and fenced with oversized single garage. This mature neighbourhood and the location is unbeatable, 10 minutes to the University of Alberta, 5 minutes to Southgate, minutes to the LRT, bus stop out the back yard, very walkable to all major amenities! Add this to your must see list

Listing Presented By:



Originally Listed by:
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