



11219 104 Street Edmonton AB

\$320,000

This could be the one you've been waiting for! Affordable character home on huge .16 acre lot on a tree-lined street close to Kingway Mall, Glenrose Hospital, Royal Alex Hospital, NAIT and the new Gene Zwozdesky Centre Norwood. You will love the huge (26'x34') garage with workshop area where you can be creative building that watercraft, restoring a classic car or making pottery. Fully fenced yard offers privacy, room to play and a place to garden. The classic mid-century bungalow features many quality upgrades for your peace-of-mind: 1.Lifetime warranty metal roof. 2.Modern and efficient triple glaze casement windows on main (2019) 3.Brand new water heater (Sept. 2024) 4.Updated forced air heating system (2000's) 5.Weeping tile (1990's) 6.Vinyl Siding (2019) 7.Sewer plus water line (1989) 8.New 100 Amp Electrical Panel/Service (2021) 9.Basement flex room, den, storage, pantry, laundry. 10.Quality oak kitchen cabinets. 11.Newer ABS and copper plumbing. 12.Hardwood under carpet! Enjoy the sunroom in summer!

Listing Presented By:



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