



## 16407 56 Street Edmonton AB

\$344,800

YOUR TURN to own your own Home! WHY RENT when you can Get that vehicle enclosed before winter, start building your own equity, instead of the Landlord's AND reap the benefit of NO CONDO FEES! This very well maintained, affordable and cozy 1/2 Duplex situated on a very Nice Street has 2 Full Ensuites + a Main floor half bath and a fully finished basement! Stainless steel appliances, including microwave hood fan, ceramic tile, carpet, beautiful interior paint choices, single attached garage, driveway and street parking! HUGE Bonus of an awesome Hot Tub on the deck with a gazebo cover, to relax and enjoy after a long, tiring day! Very convenient proximity to necessary amenities, nearby park/dry pond area, as well as access to main arterial routes such as 167 Ave and the Henday! Get anywhere fast. This home has been lovingly looked after and is Now Just waiting for Happy New Owners! Come see!! NO CONDO FEES!

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

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