



## 12921 127 Street 304 Edmonton AB

\$75,000

INVESTOR ALERT!! FRESHLY PAINTED!! Don't miss this opportunity to own a proper MONEY-MAKING-MACHINE!! Easily rentable, this 1 bedroom TOP FLOOR CORNER Unit is a gem. Galley style kitchen, Big Open Livingroom, Full 4 piece bathroom, Great Sized Master Bedroom, Storage Closet...everything you need is here! Renters will never miss their bus as public transportation is right out front, & they can keep an eye on the upcoming bus while keeping warm in their own space in the winter time. Very BRIGHT West-Facing Suite with South-Facing Bedroom Window Allows for tons of natural light, inside the home, and also on your private balcony! The building is very well maintained, and UPGRADES INCLUDE: Roof: done 5-6 years ago. Hallways: Newer Carpet and New Handrails 2021. Windows and Balconies: redone 3-3.5 years ago. Painted: last year. Plenty of amenities in walking distance, including stores, restaurants, bowling and a public library! Make some dough! Buy this place!

Listing Presented By:



Originally Listed by:  
MaxWell Progressive

johnnybedesells@gmail.com  
[http://encoresells.com/agent-8919-Johnny\\_Bede.html](http://encoresells.com/agent-8919-Johnny_Bede.html)



**RE/MAX Real Estate**

129 Mountain Ash Drive ,  
Wetaskiwin, AB,

Phone: 780-361-9215  
[rsplant@telus.net](mailto:rsplant@telus.net)