



## 5816 MULLEN Place 325 Edmonton AB

\$249,000

This charming third-floor corner unit features 2 bedrooms + den, 2 bathrooms, and 2 parking stalls: (1 heated underground and 1 surface stall). Spanning nearly 1000 sq.ft., it boasts a spacious SE-facing balcony perfect for enjoying the sun. The large dining area accommodates a full-sized table, ideal for entertaining. The kitchen is a highlight, showcasing granite countertops and stainless steel appliances. You'll appreciate the thoughtful upgrades throughout, including ceramic tiles, laminate flooring, stylish light fixtures, stone backsplash accents, and a wall-mounted AC unit. Conveniently located just steps from the new Freson Bros Fresh Market and a quick 3-minute drive to the Anthony Henday, you'll enjoy easy access to various amenities, including the shops at Currents of Windermere. This unit is a great fit for families, roommates, or as an investment opportunity. Quick possession is available!

Listing Presented By:



Originally Listed by:  
MaxWell Challenge Realty

michael@trache.ca  
<http://www.trache.ca>



**RE/MAX Real Estate**

129 Mountain Ash Drive,  
Wetaskiwin, AB,

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