



3539 13 Avenue Edmonton AB

\$389,900

Discover a charming 1,190 sq.ft. bungalow in the quiet neighbourhood of Crawford Plains! This well maintained family home features ceramic and laminate flooring throughout the main level. The kitchen offers refreshed cabinetry, stainless steel appliances, and an adjoining dinette/living area ideal for family activities. Three additional bedrooms and a renovated 4pc. complete the main floor. The fully developed basement provides that additional living space with a family room, a workout area, an extra bedroom, an updated 3pc. bathroom, a hobby room, and a laundry/mechanical area with a mid-efficiency furnace. The majority of the main floor vinyl windows have been replaced. Outside, enjoy a southwest-facing backyard deck with a gazebo, a fully fenced generous size yard for the children, and a front attached garage. Conveniently located within walking distance to Crawford Plains (K-6) School & Park, T.D. Baker (7-9) School, and within a short commute to the new Southeast LRT route. SIMPLY PUT... GREAT VALUE!

Listing Presented By:



Originally Listed by:
RE/MAX Elite

richmundle@gmail.com
<http://www.richmundle.com>



RE/MAX Real Estate

129 Mountain Ash Drive ,
Wetaskiwin, AB,

Phone: 780-361-9215
rsplant@telus.net