



## 4711 105A Street Edmonton AB

\$468,800

FANTASTIC INVESTMENT OPPORTUNITY! This spacious bungalow with LEGAL BASEMENT SUITE sits on a massive lot in the established neighbourhood of Empire Park! Charmingly upgraded throughout with quality flooring; the main floor offers a large living room with nice big windows, allowing plenty of natural light which flows through to the bright dining area and modern kitchen with white cabinetry, quality s/s appliances, subway tile backsplash and lots of counterspace. There are 3 generous bedrooms, a full bath and laundry area. The basement suite has a SEPARATE ENTRANCE, 2nd kitchen, living room, dining area, bathroom, SEPARATE laundry and 2 bedrooms. The HUGE yard is fully fenced with mature trees, a detached double garage and extra parking. Ideal location Southgate mall, LRT, close to the U of A and city amenities. A wonderful area to call home! Take a look...

Listing Presented By:



Originally Listed by:  
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