



## 5302 48 Avenue Wetaskiwin AB

\$499,900

Discover the ideal of convenience and investment potential with this splendid side-by-side duplex in an exceptional location. Close to downtown amenities. Each unit boasts a fully finished interior both upstairs and downstairs, featuring an open-concept design that maximizes the sense of spacious living. The property not only offers comfortable and contemporary living spaces but also presents an enticing investment opportunity for those seeking rental income or multifamily living arrangements. Each duplex features 3 bedrooms, 2 full bathrooms, 2 family rooms, great kitchen layout with center island and corner pantry and attached garages! One side has never been lived in, other side is like new. The low-maintenance yard adds to the property's appeal, allowing owners to enjoy the benefits of a beautiful outdoor space without the hassle of extensive upkeep. Don't miss out on the chance to own a well-appointed and strategically located duplex that combines modern living with excellent investment prospects.

Listing Presented By:



Originally Listed by:  
REALTORS? Association of  
Edmonton  
mls-dept@therae.com



**RE/MAX Real Estate**

129 Mountain Ash Drive ,  
Wetaskiwin, AB,

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