



## 6207 17 Ave Edmonton AB

\$379,000

This beautifully designed half duplex offers a perfect blend of comfort and functionality, maximizing every corner with architectural precision. The main floor features 3 spacious bedrooms, 1.5 baths, an open kitchen, and a combined living/dining area, all bathed in natural light from large windows, creating a bright and airy atmosphere. The fully finished basement with SEPARATE ENTRANCE, adds incredible value with 2 additional bedrooms, a full bath, a second kitchen, a recreational room, and a convenient laundry area. With thoughtful use of space and modern design, this home is very inviting!

Listing Presented By:



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