



6418 36A Avenue Edmonton AB

\$499,000

What a Lucrative opportunity for INVESTORS and First Home Buyer in Millwoods!! This bi-level home sits on a 48/120 ft Lot (perfect for future duplex development) in the desirable HILLVIEW community, steps away from Woodvale Train Station. Upper unit offers a spacious layout, including a sunlit living room, sizable dining area, functional kitchen boasting a raised eating bar, a master bedroom attached with full bath, two additional bedrooms and a common bath. It is also recently refreshed with a fresh coat of paint, new LVP flooring in kitchen, new blinds, new appliances and furnace. FULLY finished new basement comes with front separate entrance, THREE generously sized bedrooms, full bath, kitchen and separate laundry. Additionally, the oversized double garage is a valuable asset in winter or to rent separately for extra income. Conveniently situated near schools, shopping, transit/LRT, south common, and major freeways.

Listing Presented By:



Originally Listed by:
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