



6907 94B Avenue Edmonton AB

\$399,900

Great opportunity in Ottewell!! Fantastic location situated across the street from Ottewell School. Walking distance to Clara Tyner School, St Brendan Catholic School and Ottewell Community Park with playground, spray park, ice rink and trails. This 3 + 1 bedroom bungalow offers a traditional layout with a fireplace in the living room, spacious dining and kitchen with plenty of cabinets and counter space. Down the hall there are 3 bedrooms including the primary with a 2-piece ensuite. The open staircase to the lower level allows for tons of natural light to fill the main living area. The basement is finished with a family room, bedroom, laundry and storage space. The south facing back yard has mature trees offering privacy and shade, plus a deck off the back door and covered patio attached to the double detached garage. Minutes to Downtown, shopping, groceries and easy access to public transportation.

Listing Presented By:



Originally Listed by:
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