



Edmonton Alberta

\$520,000

Charming character home on a huge lot in historic Westmount! Located on a quiet, tree-lined street with easy access to downtown, the river valley and future LRT. Stepping into the home you'll find a comfortable living space with original hardwood floors, coved ceilings and lots of natural light. The kitchen has been smartly upgraded with full-height natural wood cabinets, tons of storage and an island. The dining room features a patio door to the deck and yard. Down the hall you'll find 2 spacious bedrooms and a full bath, and the main level also includes a mud room and an open-concept den (easy to convert back to a 3rd bedroom). The basement is finished with 2 more bedrooms, a full bath, a big comfy family room and a laundry area with sink. Outside you'll find a beautifully landscaped yard with a high-end composite deck and an oversized 24x24 garage with extra parking behind. Upgrades include: shingles (house 2020, garage 2024), HWT (2024), fence (2019), sewer line and vinyl siding with added insulation. (id:6769)

Family room 7.27 m X 3.37 m

Bedroom 3 3.67 m X 2.96 m

Bedroom 4 3.65 m X 2.78 m

Laundry room 2.69 m X 2.51 m

Living room 4.75 m X 3.67 m

Dining room 3.67 m X 2.78 m

Kitchen 4.13 m X 3.79 m

Den 3.92 m X 2.38 m

Primary Bedroom 3.92 m X 3.12 m

Bedroom 2 3.88 m X 2.71 m

Mud room 2.05 m X 1.71 m

Listing Presented By:



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RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

Phone: 780-982-1119
ahmadsai@remax.net

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