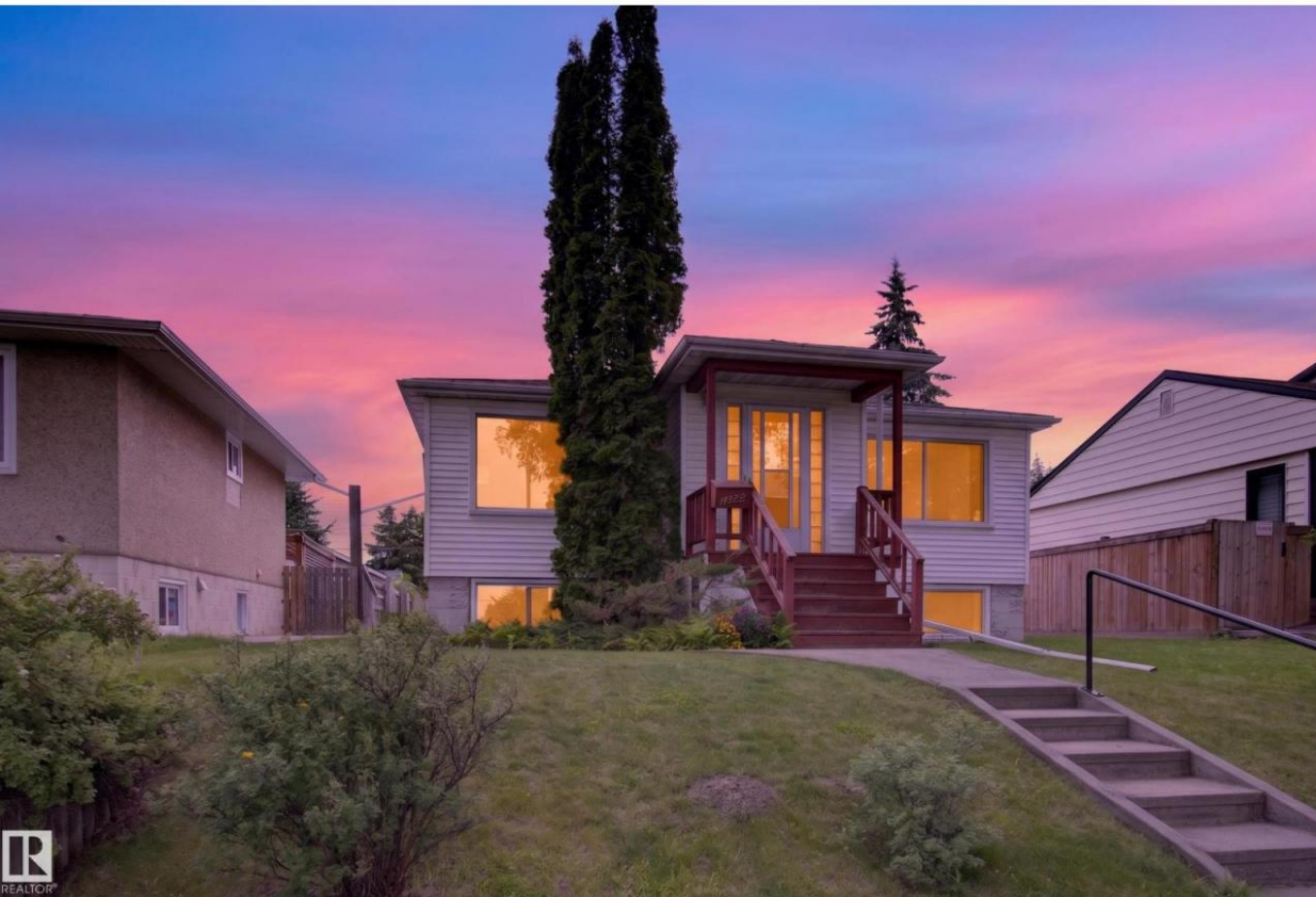




Edmonton Alberta

\$449,000

Welcome to this storybook bungalow, steps from the stunning river valley. Designated River Valley Residential, this property offers incredible sun exposure, the back deck feels like +22°C on a sunny fall day, even when it's only +12°C. You'll feel the charm the moment you walk through the door. The bright living room with fireplace creates a warm, welcoming space. Freshly painted on all levels, the home features a kitchen with ample cabinetry and storage. The spacious rear addition is perfect for entertaining, with a gas fireplace, large windows, and patio doors to the backyard. The main floor offers 2 bedrooms, while the basement includes a 3rd bedroom, 3-piece bath, and space for a family room, gym, or office. Enjoy the large wrap-around deck, partially covered for rain or shine, plus a single attached garage. Close to river valley trails, Forest Heights School, McNally High School, parks, and amenities, this home blends comfort, character, and location (id:6769)

Bedroom 3 9.8 m X 11 m

Recreation room 17.9 m X 15.5 m

Living room 14.9 m X 10.8 m

Dining room 6.6 m X 15.5 m

Kitchen 14.6 m X 12 m

Family room 14.4 m X 15.5 m

Primary Bedroom 13.8 m X 10.8 m

Bedroom 2 8.5 m X 12 m

Listing Presented By:



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