



## Edmonton Alberta

\$489,000

Exceptional opportunity for homeowners, investors, and future developers! Situated on a 50' x 150' corner lot with alley access, this beautifully renovated property offers incredible flexibility today and redevelopment potential for tomorrow. The bright 1131 sqft main floor features 3 bedrooms, a 5-piece bath (double sinks!), vaulted ceiling and a spacious living room that captures the home's desirable mid-century modern character. Updates include luxury vinyl plank flooring, a stunning kitchen and bathroom with elegant gold accents, lighting, newer windows, garage doors, shingles, 2 furnaces, HWT, appliances and more! Downstairs is a legal 1-bedroom suite with a layout that evoffers potential to create a 2nd bedroom! Outside you'll find a massive 23x25 double detached garage, plus parking for an RV or boat. Perfect for homeowners wanting mortgage helping rental income, investors seeking a turnkey property or buyers looking to secure a large lot with outstanding long-term potential! (id:6769)

Bedroom 4 3.92 m X 3.9 m

Second Kitchen 3.32 m X 2.76 m

Living room 8.28 m X 3.67 m

Dining room 2.8 m X 2.33 m

Kitchen 3.94 m X 4.32 m

Primary Bedroom 3.54 m X 3.73 m

Bedroom 2 2.37 m X 3.31 m

Bedroom 3 3.54 m X 3.17 m

Listing Presented By:



Originally Listed by:  
Exp Realty



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