



## Edmonton Alberta

\$789,999

Welcome to this meticulously renovated character home in the sought-after Queen Alexandra neighbourhood. Situated minutes away from the University, this classic exterior beauty stands proud across from a serene park, combining the best of timeless elegance with modern living. Inside, be captivated by a harmonious blend of vinyl, maple hardwood, and plush carpet flooring that stretches across each room, setting a warm and inviting ambiance. The home's integrity has been impeccably preserved, with a roof updated in the last 8 years and efficient hot water heating ensuring year-round comfort. The crown jewel is the spacious master bedroom, adorned with a genuine wood-burning fireplace, offering a cozy haven on those chilly Edmonton nights. During the summer months enjoy a quiet (or not so quiet) beverage on the south facing balcony. Dive into a life where classic charm meets contemporary convenience. Separate basement entrance offers more possibilities. Your next chapter in Queen Alexandra awaits! (id:6769)

Bedroom 4 4.75 m X 2.72 m

Second Kitchen 3.29 m X 2.49 m

Storage 2.82 m X 3.42 m

Living room 3.57 m X 4.29 m

Dining room 3.47 m X 2.78 m

Kitchen 5.31 m X 5.35 m

Family room 3.67 m X 4.29 m

Den 3.05 m X 2.55 m

Primary Bedroom 5.82 m X 4.26 m

Bedroom 2 3.38 m X 4.08 m

Bedroom 3 3.03 m X 2.86 m

Listing Presented By:



Originally Listed by:  
RE/MAX River City

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