



## Edmonton Alberta

\$558,800

DIRECTLY ACROSS FROM A SCHOOL! OFFERING STRONG INCOME POTENTIAL in a LOCATION THAT FAMILIES AND TENANTS ARE ALWAYS LOOKING FOR. Whether you're a FIRST-TIME BUYER wanting help with the mortgage or an INVESTOR focused on steady returns, this WELL-CARED-FOR, MODERN HOME delivers. The setting adds everyday convenience and long-term rental appeal. Inside, the BRIGHT, UPDATED MAIN LIVING SPACE offers comfortable, stylish living, while the LEGAL BASEMENT SUITE creates a reliable MORTGAGE HELPER and proven CASH-FLOW opportunity, previously used as a SUCCESSFUL AIRBNB. A DOUBLE DETACHED GARAGE adds even more value and practicality. This is a SMART, LOW-HASSLE property designed to make homeownership more attainable and investing more rewarding. (id:6769)

Bedroom 4 12'1 x 11'6

Second Kitchen 14'3 x 11'1

Recreation room 10'11 x 16'1

Recreation room 10'11 x 16'1

Living room 16' x 21'

Dining room 15'11 x 9'

Kitchen 15'11 x 11'3

Primary Bedroom 12' x 14'5

Bedroom 2 8'5 x 11'6

Bedroom 3 9'1 x 11'6

Listing Presented By:



Originally Listed by:  
MaxWell Polaris

<http://www.paullamba.com/>



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