



Edmonton Alberta

\$299,000

Discover an incredible opportunity on a quiet, tree-lined street, set on a generous 50' x 147' lot with desirable east-facing backyard exposure. This well-maintained home offers 2+1 bedrooms, 2 full bathrooms, 2 comfortable living areas, and an inviting eat-in kitchen--plus thoughtful updates including new A/C, a new garage, engineered hardwood, and almost all new windows and doors. Whether you're looking to move in and enjoy now or explore the potential of a prime holding property or infill down the road, the possibilities here are truly exceptional. All this just 10 minutes to downtown and 10 minutes to the University of Alberta, with easy access to major routes, schools, parks, and everyday amenities. (id:6769)

Living room 3.8 m X 3.61 m

Kitchen 2.83 m X 3.61 m

Family room 3.62 m X 4.52 m

Primary Bedroom 3.32 m X 3.08 m

Bedroom 2 2.83 m X 3.34 m

Bedroom 3 3.22 m X 3.24 m

Listing Presented By:



Originally Listed by:
Real Broker

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



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