



## Edmonton Alberta

\$300,000

Original owner bungalow in Mayfield with a 50 ft x 120 ft lot, ideal for developers, investors or buyers looking for a solid property in a mature west Edmonton neighbourhood. This 3 bedroom home offers a vaulted ceiling, 4 pc bath and an oversized double detached garage. Key updates include 100 amp electrical, new sewer line in 2015, windows updated between 2017 and 2019, furnace 2018 and hot water tank 2020. Ready for your updates and vision, this is a great opportunity to add value in a well established area. Convenient location close to Mayfield Common shopping and services plus parks and schools including Mayfield Elementary, Our Lady of Peace Catholic School and Otto Leslie Park. Quick access to major routes, minutes to West Edmonton Mall and near major employment areas makes this a smart buy with strong future upside. Some photos are virtually staged. (id:6769)

Living room 3.49 m X 4.96 m

Dining room 3.49 m X 1.94 m

Kitchen 3.49 m X 2.7 m

Primary Bedroom 3.49 m X 3.33 m

Bedroom 2 2.46 m X 2.98 m

Bedroom 3 3.49 m X 2.43 m

Laundry room 3.49 m X 1.51 m

Listing Presented By:



Originally Listed by:  
Real Broker

<http://www.davesells.ca/>



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