



Edmonton Alberta

\$174,800

Welcome to this charming 1,012 SF, 2-storey home nestled on a 33' x 120' Lot in a beautiful, mature neighbourhood just minutes from the heart of Downtown and Chinatown! The bright main floor features a welcoming living room, functional kitchen, and a convenient bedroom with a large window. Upstairs offers two additional bedrooms and a full 4-piece bathroom. The basement adds valuable flex space, a 3-piece bathroom, laundry area, and newer washer and dryer. Enjoy unbeatable convenience with quick access to Kingsway Mall, grocery stores, Royal Alexandra Hospital, public transit, schools, and everyday amenities. Whether you're a first-time buyer looking to build equity, an investor seeking a solid buy-and-hold opportunity, or envisioning future redevelopment, this property offers incredible potential in a central and established location. Enjoy the charm of a mature community with excellent connectivity, everyday convenience, and exciting long-term possibilities. Don't miss your chance to make it yours! (id:6769)

Living room 12.4' x 11.8'

Dining room 14.6' x 10.7'

Kitchen Measurements not available

Bedroom 3 10.1' x 9.6'

Primary Bedroom 11.8' x 8.8'

Bedroom 2 10.7' x 9.5'

Listing Presented By:



Originally Listed by:
KIC Realty

<https://puneetgill.kicrealty.com/>



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