



Edmonton Alberta

\$689,900

Just steps to the University of Alberta & Hospital, McKernan LRT Station, River Valley, Whyte Avenue's shopping and entertainment district. This newer renovated 1.5 Storey directly faces to McKernan park, Community League, Outdoor Skating Rink, and Playground. Main floor offers sunny living room overlooking the park, dining room, kitchen, 4pc bathroom and 2 bedrooms. Kitchen ungraded high-end cabinets, stainless steel appliances and granite counter-tops. Upstairs is spacious and offers 2 more bedrooms and a 3pc bath. Windows are vinyl with new curtains and zebra blinds. Newer flooring throughout main and upper levels. Separate entrance basement suite offers living room, kitchen&dinning, bedroom and 4pc bathroom. High efficiency furnace 2015, Garage shingles 2020, 100 Amp Service, Sewer Line replaced, Backwater Valve installed. RS zoned lot to allow for development up to 3 Storeys in Height, including detached, attached, and multi-unit Residential housing. Excellent rental cash flow. (id:6769)

Family room Measurements not available

Bedroom 5 Measurements not available

Laundry room Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bedroom 4 Measurements not available

Loft Measurements not available

Listing Presented By:



Originally Listed by:
Homes & Gardens Real Estate
Limited



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