



## Edmonton Alberta

\$262,000

Move-In Ready 2 storey townhouse, with 3 bedrooms and 2 bathrooms, located in fabulous Yellowbird Court. Modern upgrades include brand new high efficiency furnace, (just installed) with 10-year warranty, laminate flooring, and more. Safe great neighborhood, close to Anthony Henday, Costco, South Edmonton Common, (IKEA, Walmart, Real Canadian Superstore, Home Depot, Canadian Tire, Cineplex Cinemas, and more) South Gate Shopping Mall, grocery stores, restaurants, medical centres, LRT, schools, parks, trails, post office, pharmacies, fitness centres, and much more. Includes All appliances, (fridge, stove, over range microwave, washer, dryer) 85 TV, 55 TV, furniture, and everything else in the photos (id:6769)

Recreation room 4.216 m X 4.49 m

Living room 4.22 m X 4.69 m

Dining room 2.59 m X 3.2 m

Kitchen 2.59 m X 2.184 m

Primary Bedroom 4.24 m X 4.49 m

Bedroom 2 2.59 m X 4.572 m

Bedroom 3 2.59 m X 3.53 m

Listing Presented By:



Originally Listed by:  
HonestDoor Inc

<https://www.honestdoor.com/>



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