



## Edmonton Alberta

\$425,000

Welcome to this beautifully maintained bungalow in the desirable neighborhood of Dunluce. Close to schools, walking trails, playgrounds & public transportation, Featuring 5 bedrooms & 2.5 fully renovated bathrooms, this home is ideal for families or savvy investors alike. The bright and functional main level showcases a spacious living room, a well-appointed newly tiled kitchen/dinette & a separate dining area w/ hardwood. Generously sized bedrooms provide plenty of room for everyone, including a primary suite complete w/ a stylish 2-piece ensuite. The fully developed basement expands your living space w/ a massive recreation room, 2 additional bedrooms w/ egress windows, & a newly renovated 3-piece bathroom, all finished with modern vinyl plank flooring. Step outside to enjoy the large backyard, along with an oversized double detached garage offering ample parking & storage. Numerous upgrades over the years include newer windows, a high-efficiency furnace, a new garage roof, renovated bathrooms, & more. (id:6769)

Family room 6.09 × 6.17

Bedroom 4 5.29 × 4.43

Bedroom 5 2.65 × 4.67

Living room 4.88 × 3.72

Dining room 2.94 × 2.74

Kitchen 3.95 × 3.73

Primary Bedroom 4.47 × 3.65

Bedroom 2 3.04 × 3.21

Bedroom 3 3.72 × 3.67

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate

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



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.