



Edmonton Alberta

\$1,135,000

Years of care, pride, & serious investment show up in every corner of this home. Walk in, and the kitchen sets the tone immediately, fully rebuilt with quality cabinetry & stainless appliances. Every one of the four bathrooms got the same treatment. Hardwood, tile, & carpet throughout, every surface is mint. The mechanical side matches the cosmetic: triple pane windows, high-efficiency furnace, central A/C, & hot water on demand. Head out back & the south-facing yard gets sun all day, w/ a cedar deck and patio that give you somewhere to actually enjoy it, plus a newer detached garage. Downstairs, the legal suite has its own separate entrance & full second kitchen. If you want the rental income it's ready to go, but day to day the house lives like a complete single family home. That kind of flexibility is genuinely rare. So is the address. Belgravia puts you steps from Saskatchewan Drive & walking distance to the UofA, UofA Hospital, Whyte Ave, & LRT. A home this complete does not come available often! (id:6769)

Bedroom 4 3.89 m X 3.17 m

Second Kitchen 3.86 m X 2.46 m

Recreation room 5.08 m X 4.72 m

Storage 6.93 m X 3.28 m

Living room 4.95 m X 4.32 m

Dining room 4.71 m X 3.27 m

Kitchen 3.28 m X 3.07 m

Family room 4.27 m X 3.42 m

Bedroom 3 3.44 m X 3.42 m

Breakfast 4.11 m X 2.99 m

Primary Bedroom 4.67 m X 4.34 m

Bedroom 2 5.48 m X 3.42 m

Storage 3.35 m X 2.79 m

Listing Presented By:



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