



## Edmonton Alberta

\$369,900

Listing Presented By:



Originally Listed by:  
Royal Lepage Arteam Realty

Top notch by level on a quiet tree lined Boulevard in Beacon Heights with a large west facing backyard. Located right across from the playground in elementary school. This fine home has been owned by the same family since 1975. Features include bright and sunny fully finished basement with multiple large windows. Basement has family room, games room, bedroom and fourth piece bathroom. The main floor features updated stylish modern maple kitchen with pot lighting. Flooring is maple hardwood and ceramic tile. Main four piece bathroom, upgraded with a jet tub and en suite cheater door. New front door in 2021, new hot water tank in 2022 Eavestrough and downspouts changed in 2019 new furnace motor in 2024. Shingles are replaced on house and garage 2010. Main floor windows replaced with energy efficient triple pain vinyl crank outs. Extra large detached garage 22x26 with an extra large driveway to accommodate for your RV. Lastly there is a large exposed aggregate patio out back. (id:6769)

**Family room** Measurements not available

**Bedroom 4** 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

**Ahmad Sai**  
**RE/MAX** RIVER CITY 

**RE/MAX River City**

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