



Edmonton Alberta

\$369,900

BRAND NEW half duplex on a beautiful mature tree-lined street with SIDE ENTRANCE and SUITE POTENTIAL! The finished basement includes a 4-piece bath and cabinet with rough-in for a future wet bar sink. Step inside to a front entry with mirrored closet leading to an open-concept main floor with gorgeous vinyl plank flooring and 9' ceilings. The modern layout is perfect for entertaining and includes a convenient 2-piece bath. The kitchen features QUARTZ countertops, ceiling-height cabinetry, soft-close drawers/hinges, and a pantry. Upstairs offers TWO LARGE BEDROOMS, each with its own 4-piece ensuite, plus upper-level laundry. Complete with a SINGLE DETACHED GARAGE, STAINLESS STEEL APPLIANCES, and a \$1,750 washer/dryer credit. Located close to public transit, downtown, Ice District, NAIT, Kingsway, and Yellowhead Trail. (id:6769)

Family room 4.27 m X 7.18 m

Living room 4.51 m X 4.74 m

Kitchen 5.02 m X 2.98 m

Primary Bedroom 3.42 m X 3.11 m

Bedroom 2 3.41 m X 3.02 m

Listing Presented By:



Originally Listed by:
Real Broker

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