



Edmonton Alberta

\$287,500

ESTATE SALE OPPORTUNITY!! Discover potential in this 1,059 sq ft 1971 bungalow on 40x120 lot offering a great opportunity to add value & make it your own throughout. Located in quiet, established NE Beacon Heights, this home creates a family-friendly atmosphere at a budget-friendly price. Ideal for first-time buyers: detached living with no shared walls, your own yard & no condo fees. Or maybe you like to renovate & build some sweat equity for yourself. Features 3 bdrms, spacious living room, dining area, & full 4-piece bath. Practical, inviting layout for all. Partially finished basement contributes to over 2,000 sq ft total of living space, includes rec room & open space—home gym, workshop, or extra living area. Side entry gives potential for a future legal suite offering flexibility & added income potential. Backyard offers room for future development, including potential garage & garden space. Minutes from Rundle Park with trails, golf, picnic areas, playgrounds & river valley access. DON'T MISS OUT!! (id:6769)

Bedroom 4 3.33 m X 3.03 m

Recreation room 3.33 m X 8.55 m

Living room 4.68 m X 5.07 m

Dining room 2.88 m X 1.85 m

Kitchen 3.76 m X 2.83 m

Primary Bedroom 3.26 m X 2.92 m

Bedroom 2 3.18 m X 3.15 m

Bedroom 3 3.18 m X 2.83 m

Listing Presented By:



Originally Listed by:
Professional Realty Group



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.