



## Edmonton Alberta

\$369,900

Refreshed and Ready to Go. Attention Investors and First-Time Home Buyers! Fantastic income-generating property features a Brand New LEGAL SUITE. This sweet character home offers a spacious upper living room with laminate floors and charming coved ceiling details. Upstairs, you'll find 2 spacious bedrooms, a 4-piece bath, and an eat-in kitchen with a new dishwasher and freshly paint throughout. A separate entrance leads to shared laundry and storage areas. The gorgeous 1-bedroom + den PERMITTED suite boasts vinyl plank floors, a stunning kitchen, and bright, inviting spaces. With soundproofing between floors, separate HVAC systems, and excellent income potential, it's a fantastic revenue property ready to go! Situated on a large lot on a tree-lined street, this home is within walking distance to two neighborhood schools. The huge garage and parking pad provide ample space for vehicles. Recent mechanical, flooring, plumbing, and cosmetic upgrades offer peace of mind. Dont miss out on this opportunity! (id:6769)

Den 2.82 m X 2.49 m

Bedroom 3 3.57 m X 2.8 m

Second Kitchen 0.81 m X 3.82 m

Living room 3.9 m X 3.82 m

Dining room 1.81 m X 1.83 m

Kitchen 3.55 m X 3.45 m

Primary Bedroom 3.2 m X 3.83 m

Bedroom 2 3.47 m X 3.07 m

Listing Presented By:



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RE/MAX Professionals

<http://www.homegirls.ca/>



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