



## Edmonton Alberta

\$389,999

Renovated and well-maintained family home located in the mature community of Elmwood Park, offering timeless charm and character throughout. Features include a covered front porch, spacious formal living room, main bathroom with dormer window, and vaulted ceilings in the upper-level bedrooms. The kitchen is located at the rear of the home and connects to an adjoining dining area that leads to a new deck built in 2024. Notable upgrades include shingles and windows (2016), washer, fence, and electrical (2020), main bathroom (2021), and dishwasher (2022). Nestled on a generous 50x150 ft lot with mature trees that provide privacy and shade. The basement is partially finished with a 3-piece bathroom and a fourth bedroom. Egress windows offer the possibility of adding a fifth bedroom. Convenient access to Yellowhead Trail supports easy commuting across the city. (id:6769)

Bedroom 4 4.28 m X 3.11 m

Storage 3.06 m X 3.75 m

Living room 5.47 m X 3.39 m

Dining room 3.19 m X 4 m

Kitchen 2.62 m X 4.04 m

Bedroom 3 2.69 m X 6.05 m

Primary Bedroom 3.01 m X 4.08 m

Bedroom 2 3.04 m X 3.39 m

Listing Presented By:



Originally Listed by:  
MaxWell Polaris

<https://www.kensu.ca/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto:ahmadsai@remax.net)