



## Edmonton Alberta

\$220,000

This property is pre-inspected, available for your review and guaranteed vacant for your move in date! Perfect for INVESTORS! Zoned for multi family and conveniently located within walking distance to Balwin Public School. Upon entry you're greeted by the living room with large windows that fill the space with natural light. The kitchen features newer countertops and stylish tiled backsplash. Large primary bedroom with 4pc ensuite completes the main floor. The basement of the home offers two large bedrooms both with large windows for ample light, 3pc bath/laundry and plenty storage space! Additional upgrades Include; Electrical 100 amp, pcv, hot water tank, roof done, basement bath added shower, sump pump. (id:6769)

Bedroom 2 3.01 m X 2.87 m

Bedroom 3 3.51 m X 2.87 m

Living room 3.73 m X 3 m

Kitchen 3.73 m X 2.55 m

Primary Bedroom 3.02 m X 3.65 m

Listing Presented By:



Originally Listed by:  
Sweetly

<http://muveteam.ca/team/delaney-gladue>

**RE/MAX ELITE**

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17-8103 127 Ave , Edmonton, AB,  
T5C 1R9

Phone: 780-982-1119  
ahmadsai@remax.net