

Edmonton Alberta

$375,000

Welcome to this well-maintained 2-storey half duplex in family-friendly Callaghan, SW Edmonton. Already rented for $1,950/month, with tenants paying all utilities, investors can enjoy immediate rental income without searching for tenants. Located on a quiet street with no rear neighbours, this home offers a large south-facing, fenced backyard with a deck. The open-concept main floor features hardwood flooring, a bright kitchen with granite countertops, tile backsplash, ample cabinetry, and a large island overlooking the living and dining areas with backyard access. A 2-piece bath completes this level. Upstairs offers 3 spacious bedrooms, including a primary suite with double closets and an ensuite. Two additional bedrooms and a full bathroom complete this level. Close to schools, shopping, transit, and amenities, with easy access to Ellerslie Road, Anthony Henday Drive, 41 Avenue, and Highway 2. (id:6769)

Living room 4.16 x 3.41
Dining room 2.58 x 2.42
Kitchen 3.17 x 2.46
Primary Bedroom 4.77 x 3.37
Bedroom 2 4.20 x 2.86
Bedroom 3 4.23 x 2.85

Listing Presented By:



Originally Listed by:
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