



## Edmonton Alberta

\$285,000

Located in a superb complex within the vibrant community of Callingwood North, this 3-bedroom suite has been fully renovated to offer modern, move-in-ready living. The interior shines with brand-new flooring, updated lighting, and a stunning new kitchen equipped with sleek appliances. A beautifully renovated 4-piece main bath showcases modern finishes, while the basement utility room adds extra functionality with its updated 2-piece bath. The basement also features a fantastic flex space, perfect for a private den or family room. Outside, enjoy the convenience of a carport and a private, fenced west-facing backyard with a storage shed. Situated steps from Callingwood Park, the YMCA, and the local Farmers' Market, this home combines stylish new finishes with unbeatable access to schools and transit. (id:6769)

Den 4.42 m X 3.15 m

Laundry room 1.82 m X 2.38 m

Living room 4.53 m X 3.43 m

Dining room Measurements not available

Kitchen 2.82 m X 3.37 m

Primary Bedroom 4.08 m X 3.52 m

Bedroom 2 3.37 m X 3.52 m

Bedroom 3 2.82 m X 3.43 m

Storage 1.36 m X 3.77 m

Listing Presented By:



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