



## Edmonton Alberta

\$425,000

BEAUTIFUL Balwin Bungalow! GREAT curb appeal w/ Stucco & BRICK exterior, BRAND NEW, high end ROOF just installed over \$30k! Welcome to this TURN KEY property w/ large TILED FLOORS leading to the SPACIOUS dining room adjoined to the high-end U SHAPED kitchen w/ EXTRA CABINETS & STONE counter tops. Entertain in the BRIGHT living room w/ OAK BARREL stained hardwood & a corner GAS FIREPLACE to keep you cozy in winter! A HUGE Primary w/ DUAL CLOSETS is perfect for a King sized furniture. A NEWER custom bathroom will impress! Down the hall is another bedroom & linen closet. The basement has a SEPARATE ENTRANCE & leads to a SECOND KITCHEN finished to the same standard as the upper floor; use the attached STORAGE ROOM for your extra stuff. A LAUNDRY ROOM and upgraded 3 piece bath are great for guests. Movie nights in the LARGE rec room complete w/ a WET BAR are yours to enjoy. Park in the DOUBLE DETACHED garage & park your R.V. in the FULLY FENCED yard. Chilly A/C, PATIO, gazebo in the rear & more! Shows amazing! (id:6769)

Family room 11.02 m X 4.55 m

Den 3.91 m X 2.76 m

Second Kitchen 4.48 m X 4.61 m

Laundry room 4.37 m X 2.41 m

Storage 1.47 m X 2.18 m

Living room 6.43 m X 4.22 m

Kitchen 6.91 m X 3.81 m

Primary Bedroom 4.04 m X 5.72 m

Bedroom 2 3.91 m X 3.23 m

Listing Presented By:



Originally Listed by:  
RE/MAX River City

<http://www.ryandutka.com/>



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