



Edmonton Alberta

\$449,000

Kids can walk to school! Facing the park! Downstairs suite! Outdoor arena going in across the road! This significantly updated 5-bed, 3-bath home faces green space & includes a 2-bed secondary suite grandfathered in by the City of Edmonton. The main floor has been opened up! Dining room features a beautiful floor-to-ceiling window, & flows openly into a spacious living room with park views, & to the refreshed kitchen, which features newer cabinets & counters, a large electrified island, plus a sink window overlooking the yard. Rear separate entrance. Step out to an impressive flagstone patio, fenced lawn, & double garage. Layout: 3 bedrooms up; 2 bedrooms down, with a full 2nd kitchen, dining, living room, shared lockable laundry, & a private rear entrance--perfect for renters or a generational family. Extras you'll love: newer sidewalks, a quiet, walkable street, lush perennials & CURB APPEAL! Minutes to Bus, Light Rail Transit, Schools, & Shopping. Smart, stylish, and move-in ready. Location is superb! (id:6769)

Family room 14'10 x 29'

Bedroom 4 14'11 x 10'9

Bedroom 5 12'6 x 11'7

Second Kitchen Measurements not available x 9 m

Laundry room 10'3 x 5'

Utility room 7'8 x 4'1

Storage 8'3 x 7'5

Living room 13'4 x 21'6

Dining room 13'8 x 6'5

Kitchen 13'8 x 14'2

Primary Bedroom 11'10 x 14'2

Bedroom 2 Measurements not available x 9 m

Bedroom 3 13' x 8'8

Listing Presented By:



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KIC Realty

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