



## Edmonton Alberta

\$374,900

Welcome to this well-maintained bungalow perfectly situated in a family-friendly neighborhood, close to schools, shopping, and everyday amenities. Enjoy the added bonus of a beautiful park directly behind the property, offering green space right outside your backyard. The main floor features 2 comfortable bedrooms, a bright and functional kitchen, full bathroom and Central A/C for those Hot Summer nights. The fully finished basement adds valuable living space with a spacious rumpus room (used as a gym), another bedroom (window may not meet current egress requirements), and a utility/laundry area. Outside, you'll appreciate the large 546 sq.m lot with maintenance-free fencing, patio, Large single detached garage, RV parking. Perfect for the 1st time home buyer or investor. (id:6769)

Family room 4.82 m X 4.57 m

Utility room 4 m X 4.14 m

Living room 3.71 m X 3.99 m

Dining room 2.97 m X 3.99 m

Kitchen 2.92 m X 2.36 m

Primary Bedroom 3.11 m X 3.66 m

Bedroom 2 3.49 m X 2.61 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.sher780realestate.com/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto:ahmadsai@remax.net)

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