



Edmonton Alberta

\$555,000

Modern duplex in Fraser with a finished legal 1-bedroom basement suite, offering flexibility for homeowners, extended family, or investors. The main living space is bright and open, keeping the kitchen, dining, and living areas connected while still feeling defined and functional. The kitchen features floor-to-ceiling cabinetry, stainless steel appliances, a gas stove, and excellent storage. Upstairs features a primary bedroom with ensuite, plus 2 additional bedrooms, a full bathroom, bonus room, and second-floor laundry. The legal suite adds meaningful value with an independent 1-bedroom layout that creates options for rental income potential, multi-generational living, or long-term flexibility. Located in Fraser with quick access to Manning Crossing, schools, ETS bus stops, LRT access, and Anthony Henday. This home gives you more ways to live, more room to plan, and a location that keeps everyday life simple. (id:6769)

Bedroom 4 Measurements not available

Second Kitchen Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bonus Room Measurements not available

Listing Presented By:



Originally Listed by:
Royal LePage Noralta Real Estate



RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

Phone: 780-982-1119
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.