



Edmonton Alberta

\$406,900

CHARM, CHARACTER & THOUGHTFUL UPDATES come together in this unique 1/2 duplex! Originally built in 1964, this home was revitalized by Homes by Avi in 2007, including a NEW FOUNDATION, beautifully blending original character with modern improvements. The spacious living room overlooks a covered front patio--perfect for morning coffee--while a dedicated dining room and kitchen with classic maple cabinetry and modern open shelving complete the main floor. Original hardwood and cork flooring add warmth throughout. Upstairs offers 3 generous bedrooms with hardwood floors and a 4-pc bath. The partially finished basement adds extra living space, a newer 4-pc bath, laundry and storage. BIG-TICKET UPDATES include shingles (2026), furnace (2025), HWT (2024), newer washer/dryer and the entire home repainted in 2023! Enjoy a fully fenced, landscaped yard and double detached garage. Fantastic location across from the schoolyard and playground, close to shopping, schools and transit! (id:6769)

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

Listing Presented By:



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MaxWell Devonshire Realty

<http://www.reneebrown.ca/>



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