



## Edmonton Alberta

\$630,000

WALKOUT BASEMENT - with RSF - Small Scale Flex Residential zoning (permitted use for a licensed daycare, health service, and community service). Welcome guests with pond views from your professionally built two-tiered deck, and large landscaped backyard. This property also boasts 5 spacious bedrooms, a bonus room, den, and finished basement for everyone to enjoy. Well-maintained by its original owners, this house is ready for you to add your own finishing touches. Easy access to the Anthony Henday, and HWY 15 is for the daily commuters in the family. And the proximity to Manning Town Centre and Clareview Community Rec Centre are for weekends filled with activities and fun. The deck is permitted by the City of Edmonton. (id:6769)

Family room 8.82 m X 3.92 m

Bedroom 5 4.87 m X 3.54 m

Living room 5.71 m X 3.93 m

Dining room 3.11 m X 3.93 m

Kitchen 5.8 m X 3.09 m

Den 3.8 m X 3.54 m

Primary Bedroom 4.05 m X 4.62 m

Bedroom 2 3.14 m X 3.09 m

Bedroom 3 3.97 m X 3.21 m

Bedroom 4 3.79 m X 3.98 m

Bonus Room 4.42 m X 3.93 m

Listing Presented By:



Originally Listed by:  
Exp Realty

**RE/MAX ELITE**

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17-8103 127 Ave., Edmonton, AB,  
T5C 1R9

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