



## Edmonton Alberta

\$439,900

IMMACULATELY maintained and move-in ready! This charming 4-level split offers 950 sq. ft. above grade and has been lovingly cared for throughout. The bright main floor features a welcoming living room, spacious kitchen with a movable island, and dining area--perfect for everyday living and entertaining. Upstairs you'll find 2 generous bedrooms and a 4-piece bath. The third level boasts a large family room with cozy wood stove, while the fourth level offers a third bedroom, 3-piece bath, plus a convenient laundry/storage room. Step outside to enjoy the large covered deck overlooking the massive pie-shaped backyard, complete with mature trees, shrubs, and a cozy firepit for relaxing evenings. The double detached garage currently includes a built-in office, but new owner can easily convert back to full two-car parking. A fantastic home with incredible outdoor space and pride of ownership throughout! (id:6769)

Family room 4.58 m X 7.21 m

Bedroom 3 3.91 m X 3.35 m

Laundry room Measurements not available

Living room 5.33 m X 3.55 m

Dining room 2.31 m X 3.22 m

Kitchen 3.36 m X 3.95 m

Primary Bedroom 4.22 m X 3.54 m

Bedroom 2 3.15 m X 4 m

Listing Presented By:



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RE/MAX Elite

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



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