



Edmonton Alberta

\$469,900

Welcome to this beautifully renovated bi level, ideally located in a quiet, family friendly neighbourhood close to schools, parks, and major commuter routes. The main floor offers three spacious bedrooms, a fully renovated bathroom, and a stunning new kitchen featuring Canadian made cabinetry, maple butcher block countertops, stainless steel appliances, and direct access to the refinished rear deck. New flooring, updated lighting, vinyl windows with new blinds, and upgraded hardware complete the modern interior. The fully finished basement includes a large recreation room with oversized windows, a fourth bedroom, renovated bathroom with walk in shower, and cold storage. Some major upgrades include a new Napoleon furnace, central A/C, Rinnai on demand hot water, 2024 shingles, upgraded R50 insulation, Beam central vacuum, new garage wall insulation, OSB sheathing and much more. Outside you'll find a fully fenced corner lot, oversized dbl garage, concrete driveway, RV friendly gate, and large concrete pad. (id:6769)

Bedroom 4 4.25 m X 3.58 m

Laundry room 5.42 m X 3.54 m

Recreation room 6.97 m X 5.12 m

Living room 4.55 m X 4.22 m

Dining room 3.35 m X 2.62 m

Kitchen 3.75 m X 3.36 m

Primary Bedroom 3.56 m X 3.21 m

Bedroom 2 3.35 m X 2.64 m

Bedroom 3 3.34 m X 2.75 m

Listing Presented By:



Originally Listed by:
The Foundry Real Estate Company
Ltd



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.