



## Edmonton Alberta

\$409,000

Immaculately Maintained 2-Storey in Desirable Wild Rose! Tucked away on a quiet crescent, this spacious home offers a perfect blend of comfort and convenience. The main floor features fresh paint, a bright living room with cozy gas fireplace, functional kitchen, and a convenient half bath. Upstairs, you'll find 3 generously sized bedrooms including a primary with ensuite, plus an additional full bathroom. The fully finished basement adds even more living space—complete with a full bathroom and rec area perfect for a media room or family gatherings. This home is loaded with major upgrades: high-efficiency furnace and hot water tank (2021), rubber shingles (2020), central AC (2021), central humidifier, washer/dryer (Maytag, 2021), GE fridge (2021), bathroom flooring and basement bath (2023), attic insulation upgrade (2024), and a newly installed Apco-X Central Air Purifier (2025) with lifetime warranty! Location can't be beat—walking distance to The Meadows Shopping Centre, public transportation, and school (id:6769)

Living room 18'8" x 13'

Dining room 13'5" x 13'

Kitchen 13'5" x 13'

Primary Bedroom 12' x 12'7"

Bedroom 2 13'7" x 9'4"

Bedroom 3 13'7" x 9'3"

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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

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