



Edmonton Alberta

\$459,900

Owned since 1989, this warm & inviting bungalow has been lovingly maintained. The bright living room features a charming electric fireplace with a classic brick mantel & flows seamlessly into the dining area and functional kitchen, where solid wood cabinetry & a window overlook the beautifully landscaped backyard, patio, and pergola. The main floor offers 3 bedrooms, including a spacious primary with double closets & a 2-piece ensuite, plus a full bathroom. Downstairs, enjoy a large family room with a cozy gas fireplace, a guest bedroom, full bathroom, bright laundry area, and abundant storage. The separate side entrance provides excellent future suite or income potential. Shingles 2013, insulated attic, painted ceiling, newer eavestroughs, furnace, hot water tank & A/C. Most windows have been replaced. Complete with a double detached garage, an incredible backyard, and a fantastic location close to transit, shopping, schools, and everyday amenities, this is a home you'll be proud to call your own. (id:6769)

Family room 7.46 m X 4.4 m

Bedroom 4 4.54 m X 3.27 m

Living room 5.71 m X 4.25 m

Dining room 3.22 m X 2.75 m

Kitchen 5.17 m X 2.92 m

Primary Bedroom 4 m X 3.63 m

Bedroom 2 3.66 m X 2.58 m

Bedroom 3 3.29 m X 2.77 m

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

<http://cathycookson.com/>



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.