



## Edmonton Alberta

\$470,000

Welcome to this cozy two storey 3 bedroom family home. The inviting front veranda overlooks a quiet tree lined street in the heart of Terwillegar Towne. The living room is spacious with a gas fireplace and opens to the kitchen and dining area. Comes with all appliances including some furniture that is negotiable. The laundry is located upstairs along with 3 bedrooms and full bath. The primary suite can easily accommodate a king size bed and has an ensuite with shower and walk in closet. The basement is unspoiled and is laid out well for future development and the carpet pads will stay with the home. The backyard is fully landscaped with gorgeous trees for added privacy, and a huge deck with gas line to a BBQ. The double detached garage is insulated, heated, and equipped with a 220V outlet making it ready for electric vehicle charging. Shingles were replaced in 2021. Located close to many wonderful schools, Rec Center, and shopping nearby. It is the perfect place to call home! (id:6769)

Living room 4 m X 4 m

Dining room 3.19 m X 3.49 m

Kitchen 3.22 m X 3.49 m

Bedroom 3 2.88 m X 3.14 m

Primary Bedroom 3.2 m X 4 m

Bedroom 2 2.94 m X 3.14 m

Listing Presented By:



Originally Listed by:  
Professional Realty Group



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