



Edmonton Alberta

\$400,000

Opportunity knocks! This half duplex with a fully finished walkout basement is the perfect starter home or investment property. The open-concept main floor features a modern kitchen with corner pantry, new high-gloss cabinets, quartz countertops, updated appliances, and a spacious living room with a cozy gas fireplace. The dining area opens onto a sunny south-facing deck, ideal for relaxing or entertaining. Upstairs offers a massive bonus room, a full bath, and 3 bedrooms with views over the surrounding neighbourhoods. The bright walkout basement is fully finished with a bedroom, 3-piece bath, rec room, and laundry. Recent upgrades include new carpet, vinyl plank flooring, and a newer furnace. Located in the desirable community of Rutherford, close to parks, schools, Gateway Blvd, and the Henday. (id:6769)

Bedroom 4 3.26 m X 2.87 m

Recreation room 6.09 m X 3.98 m

Living room 5.26 m X 3.44 m

Dining room 3.39 m X 2.5 m

Kitchen 3.35 m X 3.03 m

Primary Bedroom 4.18 m X 3.38 m

Bedroom 2 2.93 m X 2.73 m

Bedroom 3 2.92 m X 2.74 m

Bonus Room 6.42 m X 3.72 m

Listing Presented By:



Originally Listed by:
REMAX River City

<https://www.macintoshgroup.ca/>



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