



## Edmonton Alberta

\$645,000

Welcome to Rosenthal Community, where modern living meets comfort and opportunity. This corner-lot home offers a SEPARATE ENTRANCE with a LEGAL BASEMENT SUITE and 4 bedrooms, 3.5 bathrooms, a spacious bonus room & a double attached garage, making it perfect for families or investors seeking additional income potential. The main floor features a bright & open layout with a stunning extended kitchen island, ideal for cooking and entertaining guests, & a generous living room & dining room. Upstairs, you'll find three spacious bedrooms, including a primary retreat with a large ensuite, a additional full bathroom for the secondary bedrooms & a versatile bonus room perfect for family lounge & laundry room. The LEAGL BASEMENT SUITE offers a private separate entrance, in-suite laundry, a separate furnace, a spacious kitchen & living room, one bedroom with a walk-in closet, and a full bathroom ideal for family or generating rental income. Furniture can be negotiable move-in-ready opportunities! Close to amenities! (id:6769)

Bedroom 4 Measurements not available

Second Kitchen Measurements not available

Laundry room Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Family room Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bonus Room Measurements not available

Laundry room Measurements not available

Listing Presented By:



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Alta-Pro Realty



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