



## Edmonton Alberta

\$475,000

This renovated kitchen will convince your spouse to let you get this oversized garage in Larkspur! Visit the REALTOR's website for more information. 41A Ave is the quiet crescent where kids learn to ride bikes but it's close enough to Velma E. Baker School to walk. Imagine your friends reaction to your renovated kitchen with quartz countertops & stainless steel appliances. Upgrades over time include luxury vinyl plank flooring, interior paint, shingles, & Central A/C. There's plenty of parking on the extra-wide driveway in front of the oversized double garage that's wide enough for a workshop with window. The fenced & landscaped back yard has the southern exposure that gardeners love & a BBQ hookup on the deck. From here, the Meadows Recreation Centre on 17th Street & the plaza at Whitemud and 17th Street, with its transit hub, restaurants, groceries & entertainment are inside of a 10 min drive. Whether it's for the giant garage or the renovated kitchen, this home might be your home. (id:6769)

Bedroom 4 3.72 m X 3.24 m

Recreation room 6.66 m X 4.53 m

Utility room 2.57 m X 3.32 m

Living room 4.71 m X 4.47 m

Dining room 3.17 m X 3.49 m

Kitchen 3.33 m X 3.49 m

Primary Bedroom 3.87 m X 4.34 m

Bedroom 2 3.42 m X 3.03 m

Bedroom 3 2.81 m X 3.63 m

Listing Presented By:



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RE/MAX River City

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