



## Edmonton Alberta

\$574,888

Move-in ready and perfectly situated at the front of the pond on the corner of a rear lane in the sought-after community of Saxony Glen, this stunning half duplex offers the ideal blend of lifestyle and investment potential. The bright, open-concept main floor features a spacious foyer, double attached garage, and a modern kitchen complete with quartz countertops, tile backsplash, corner pantry, and a large eating bar overlooking the living and dining areas. Upstairs you'll find a versatile bonus room, a spacious primary suite with a walk-in closet and 4-piece ensuite, two additional bedrooms, a full bathroom, and convenient upper-floor laundry. The separate side entrance leads to a fully developed LEGAL basement suite, offering exceptional mortgage support or rental income potential--an excellent opportunity for homeowners and investors alike. (id:6769)

Bedroom 4 8'11" x 10'9"

Second Kitchen 10'7" x 9'1"

Living room 13' x 13'6"

Dining room 8' x 9'2"

Kitchen 14'10" x 14'6"

Primary Bedroom 12'10" x 12'6"

Bedroom 2 10'6" x 12'10"

Bedroom 3 10'2" x 11'5"

Bonus Room 8'3" x 8'8"

Listing Presented By:



Originally Listed by:  
MaxWell Polaris



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