



Edmonton Alberta

\$449,900

Welcome to this beautifully maintained home offering exceptional value with a legal basement suite - ideal for investors, multi-generational living, or anyone looking to offset their mortgage with rental income. The bright main floor features 3 comfortable bedrooms, including a 2 pc ensuite off the primary bedroom. Updates include a newer roof (2021), two solar tubes, fresh paint, vinyl flooring, baseboards and renovated bathrooms creating a warm, contemporary feel throughout. Downstairs, the legal 1 bedroom suite is fully self-contained and is currently occupied by a respectful long-term tenant who would love to stay, offering immediate supplemental income. Ample storage space in the basement adds even more functionality to the home. Outside is a large backyard, a storage shed, and a double detached garage along with an extra-wide driveway that offers tons of parking space for multiple vehicles, RVs, or guests. Perfectly situated on a quiet street and close to schools, parks, and all amenities. (id:6769)

Family room Measurements not available

Bedroom 4 Measurements not available

Second Kitchen Measurements not available

Living room 3.71 m X 3.65 m

Dining room 2.88 m X 2.5 m

Kitchen 3.35 m X 2.63 m

Primary Bedroom 4.02 m X 3.15 m

Bedroom 2 3.29 m X 2.77 m

Bedroom 3 4 m X 2.52 m

Listing Presented By:



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Royal LePage Prestige Realty

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