



St. Albert Alberta

\$359,900

Situated in the very desirable ERIN RIDGE LANE, welcome to this over 1400sqft FULLY FINISHED half duplex. Move in ready, this home has been freshly painted and features a bright and open main floor. The living room has lots of windows and a GAS FIREPLACE, there is a large dining nook with access to the FULLY FENCED and VERY PRIVATE YARD, and a spacious kitchen with PANTRY and lots of counter space. Completing the main floor is a half bath and access to single ATTACHED GARAGE. Upstairs there are three LARGE BEDROOMS and a main 4pce bathroom. The primary bedroom can easily accommodate a king suite and has access to the bathroom and a large WALK IN CLOSET. The basement is FULLY FINISHED with a fabulous family room featuring VINYL PLANK FLOORING, 3pce bathroom, laundry room and storage room. This is a bareland condo with very low condo fees of only \$155/month. Pets allowed with board approval. Great location and phenomenal value. (id:6769)

Recreation room 5.65 m X 5.59 m

Storage 2.43 m X 4.97 m

Utility room 1.8 m X 2.52 m

Living room 2.73 m X 3.66 m

Dining room 3.13 m X 3.66 m

Kitchen 3.79 m X 2.81 m

Primary Bedroom 3.82 m X 6.16 m

Bedroom 2 2.96 m X 5.07 m

Bedroom 3 2.8 m X 3.54 m

Listing Presented By:



Originally Listed by:
RE/MAX Elite

<http://www.erinwillman.com/>



RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

Phone: 780-982-1119
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.