



## Edmonton Alberta

\$425,000

Welcome to this charming 3-bedroom, 3-bath home, perfect for first-time buyers or savvy investors looking to build equity. Located on a large lot backing onto green space, this property offers both privacy and potential in a mature, family-friendly neighborhood. The main floor features an open-concept kitchen and living area filled with natural light, granite countertops, heated tile flooring, and hardwood, creating a warm, functional family space. Windows and doors were replaced in 2021, shingles in 2018, and the deck and patio were updated in 2024. Upstairs offers three bedrooms, while the fully finished basement provides added flexibility. The oversized double garage is heated and insulated, ideal for storage or hobbies year-round. Close to parks, Clareview Rec Centre, shopping, schools, public transit, and major transportation routes. With some updates and personal touches, this home has the potential to become something truly special. (id:6769)

Family room 11.2 m x Measurements not available Kitchen 4.7 m x Measurements not available

Den 3.6 m x Measurements not available

Primary Bedroom 3.9 m x Measurements not available

Living room 4.8 m x Measurements not available

available

Dining room 3 m x Measurements not available

Bedroom 2 2.7 m x Measurements not available

Bedroom 3 3 m x Measurements not available

Listing Presented By:



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