



Edmonton Alberta

\$479,800

* 7 Things to Remember! 1. Welcome to Family Friendly Community of ALLARD, situated on a LARGE PIE-SHAPED LOT. 2. BRIGHT OPEN-CONCEPT MAIN FLOOR featuring a spacious kitchen, dining area & cozy living room overlooking the FULLY FENCED & BEAUTIFULLY LANDSCAPED BACKYARD 3. Backyard boasts a spacious DECK, charming GAZEBO & WATER FEATURE -- the perfect setting for relaxing or entertaining guests all summer long 4. Step DIRECTLY form your BACKYARD ONTO THE WALKING TRAILS connecting to parks and K-9 SCHOOL ?JUST A BLOCK AWAY 5. The FULLY FINISHED BASEMENT offers the PERFECT MAN CAVE/REC ROOM setup with UPGRADED LIGHTING and a DEN ideal for a potential 4TH BEDROOM, Home Office or GYM SPACE 6. LAMINATE FLOORING throughout most of the second floor, including the MASTER with WALK-IN CLOSET & 4 PC ENSUITE, plus 2 additional good-sized bedrooms 7. Convenient SECOND FLOOR LAUNDRY, functional family-friendly layout & a DOUBLE ATTACHED GARAGE, NEWER HOT WATER TANK(2023) make this the perfect place to call home. (id:6769)

Family room Measurements not available

Den Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:
MaxWell Polaris



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.