



Edmonton Alberta

\$324,900

In the charming community of Beverly Heights, this bungalow is located on a quiet, tree-lined avenue & perfectly positioned on a prime 50x120 corner lot across from John Olinyk Park. Offering exceptional value, this is the perfect opportunity for a growing family, renovation enthusiast, or redevelopment investor. Enjoy being just minutes from local favourites like Fox Burger, Kind Ice Cream and within walking distance to the beautiful River Valley with scenic trails & stunning Edmonton skyline views. The well-maintained home offers 4 beds, 2 baths & over 1006 sqft of above-grade living space, plus a separate side entry for added convenience. The updated kitchen features stainless steel appliances, granite countertops & a stylish backsplash. The lower level provides additional living space with a wet bar and workshop. Major upgrades include vinyl windows, a new HWT & 100 amp service. Completing the property is a large double detached garage and double driveway for extra parking. A fantastic opportunity! (id:6769)

Family room 5.32 m X 4.78 m

Bedroom 3 3.28 m X 3.7 m

Bedroom 4 3.72 m X 2.35 m

Workshop 1.65 m X 3.58 m

Laundry room 1.64 m X 3.89 m

Living room 3.77 m X 5.47 m

Dining room 3.65 m X 3.59 m

Kitchen 3.65 m X 3.04 m

Primary Bedroom 3.32 m X 3.56 m

Bedroom 2 3.07 m X 2.74 m

Listing Presented By:



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RE/MAX Elite

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RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

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

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