



## Edmonton Alberta

\$284,000

Welcome to this spacious and well-designed 3-level split offering over 1,400 sq ft of comfortable living space with central A/C! The main floor features a bright formal living room highlighted by a large bay window, along with an open-concept dining area and kitchen. The kitchen offers ample cabinet and counter space, a pantry, and a window over the sink overlooking the front yard. Upstairs, you'll find a generous primary bedroom with a double closet, plus two additional well-sized bedrooms and a full bathroom. The lower level boasts a family room with a sliding door leading to a private backyard deck--perfect for relaxing or entertaining. An office, full bathroom, and convenient laundry area complete this level. The unfinished basement provides plenty of storage space and future potential. This unit also includes two energized parking stalls conveniently located right out front. Close to shopping, public transportation and walking paths puts this unit into a prime location. (id:6769)

Office 2.5 m X 2.8 m

Living room 5.11 m X 3.5 m

Dining room 2.96 m X 2.9 m

Kitchen 3.61 m X 2.8 m

Family room 4.99 m X 5.9 m

Primary Bedroom 3.51 m X 3.5 m

Bedroom 2 3.26 m X 2.7 m

Bedroom 3 3.25 m X 3.4 m

Listing Presented By:



Originally Listed by:  
RE/MAX River City

<https://www.mastersteam.ca/>



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