



## Edmonton Alberta

\$345,800

Bright, modern & spacious 3 bed/2.5 bath townhouse w/ double attached garage in the desirable Walker neighborhood. 1360 sf total living space. Perfect for first time home owners or investors! Main floor features 9' ceilings, vinyl plank floors, laundry, upgraded glass railing & a roomy living room filled with natural light from the large South facing window. Kitchen offers a functional layout, stainless steel appliances, quartz countertops & a huge island with eating bar. Upper level also has 9' ceilings & large primary bedrm w/ 4pc ensuite. Two other well sized bedrms & 4 pc main bath complete this level. Lower level flex room is perfect for an office, play rm, exercise area, or extra storage space! Energy-efficient mechanical including HRV & tankless hot water for a lower utility bill. This well maintained complex offers visitor parking and nearby walking trails & lake. Conveniently close to shopping, schools & public transit. Quick access to commuter routes incl Henday (id:6769)

Living room 4.09 m X 3.66 m

Kitchen 3.82 m X 3.44 m

Breakfast 2.48 m X 3.72 m

Primary Bedroom 4.93 m X 3.63 m

Bedroom 2 3.33 m X 2.62 m

Bedroom 3 2.54 m X 3.51 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

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



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