



Edmonton Alberta

\$350,000

Imagine living just steps from Edmonton's River Valley trail. This beautifully maintained bi-level in the heart of Kernohan offers 725 sq.ft. above grade with 3 bedrooms, 1.5 bathrooms, and a functional layout designed for comfortable living. The bright main floor features a spacious living room with a cozy wood-burning fireplace, flowing into the dining area and kitchen complete with island seating, stainless steel appliances, and ample cabinetry. A convenient 2-piece bath completes the main level. Downstairs you'll find three comfortable bedrooms, a full 4-piece bathroom, dedicated laundry, and additional storage. Enjoy the fully fenced yard, large deck, and double detached garage with back lane access. Major upgrades include roof, furnace, and hot water tank (2016), insulation (2020), flooring (2021), windows, doors, and plumbing (2022), and gutters (2023), plus central A/C. Surrounded by trails, parks, golf, schools, and shopping, this home offers the perfect balance of lifestyle and value. (id:6769)

Primary Bedroom 3.97 m X 3.43 m

Bedroom 2 2.55 m X 2.95 m

Bedroom 3 3.67 m X 2.96 m

Laundry room 1.82 m X 2.97 m

Storage 0.92 m X 1.26 m

Living room 6.39 m X 3.8 m

Dining room 3.33 m X 2.79 m

Kitchen 4.13 m X 3.34 m

Listing Presented By:



Originally Listed by:
Exp Realty



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