



## Edmonton Alberta

\$349,000

Experience the perfect blend of charm and modern living in Ottewell! This detached family home sits on a quiet cul-de-sac near all Central Edmonton Amenities. With over 1600 sqft of finished living space, this home features three upper-level bedrooms, a fully finished basement with an additional den red room and two full baths. Enjoy eco-friendly features like a new On-Demand Hot Water Tank and vinyl windows for efficiency. Step into the outdoor oasis with a large pie-shaped backyard, zero-maintenance composite deck, oversized shed, and fruit trees. Home enhancements include a new driveway, freshly painted interiors, appliances, gutters, and more. Cozy up by the stone, wood-burning fireplace for a touch of nostalgia. Bright interiors, a secure expansive yard with new fences, and a deck designed for low upkeep offer relaxation and entertainment. This home is not just a delightful living space but a smart, cost-effective investment. Close to schools, shopping, and more. (id:6769)

Den 3.49 m X 2.55 m

Laundry room 3.42 m X 3.27 m

Recreation room 4.76 m X 3.56 m

Living room 5.27 m X 3.64 m

Dining room 3.34 m X 3.29 m

Kitchen 3.95 m X 3.76 m

Primary Bedroom 3.71 m X 3.64 m

Bedroom 2 3.28 m X 2.22 m

Bedroom 3 3.26 m X 2.13 m

Listing Presented By:



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