



Edmonton Alberta

\$485,000

RARE opportunity to own a duplex bungalow in a 45+ Condo community with your own RV parking garage! Located in the desirable SW community of Blackburne this bungalow offers a bright open floor plan on the main leading out to the back deck with plenty of privacy. The primary suite with a 4 piece en-suite bathroom and a second bedroom and 3 piece bathroom complete the main floor. In the basement a large family room, with a cozy gas fireplace, additional bedroom and 3 piece bath means plenty of room for everyone. Single attached garage, AND a huge RV GARAGE with 12 ft high doors, the ability for lifts, water, power and sewer hook up with gas monitoring system. This home has had a refresh paint on the main floor, luxury vinyl plank on the main, new stove, fridge and dishwasher. Furnace and A/C replaced in 2021. Spend time in the clubhouse for events with neighbours. This is a community surrounded by nature, walking trails and close to amenities, you won't want to miss this one! (id:6769)

Family room Measurements not available x 7.03 m Kitchen 3.10m x 2.73m
 Bedroom 3 3.11m x 4.08m Primary Bedroom 3.25m x 3.87m
 Living room 3.64m x 6.62m Bedroom 2 2.90m x 4.05m
 Dining room 3.05m x 3.14m

Listing Presented By:



Originally Listed by:
 Rimrock Real Estate

<https://yolandagysbers.com/>



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