



## Edmonton Alberta

\$205,000

Rare opportunity to own this beautifully maintained top-floor carriage home in the highly sought-after community of Gariepy! Surrounded by mature trees, trails, and green space, this move-in ready home offers a peaceful lifestyle rarely found in other developments. Features brand new vinyl plank flooring and fresh modern paint throughout. Bright and spacious layout with 3 bedrooms, large living room with oversized windows, and generous dining area perfect for everyday living or entertaining. Functional kitchen offers ample cabinet and counter space plus convenient in-suite laundry. Includes a separate storage room and utility room for added convenience. Step outside to your nice private patio and enjoy the peaceful treed views. Located close to parks, playgrounds, schools, transit, river valley trails, shopping, and major routes. Affordable living in one of West Edmonton's most desirable communities! (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Storage Measurements not available

Utility room Measurements not available

Laundry room Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence

<https://selenacheung.ca/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.