



## Edmonton Alberta

\$259,900

Welcome to this two storey townhome located just 850 metres from Grey Nuns Community Hospital, an excellent opportunity for first time buyers, investors, or healthcare professionals seeking convenience and value. The upper level features three bedrooms, a full bathroom, and brand new carpet throughout. The main floor offers a spacious living room with oak hardwood flooring and patio doors leading to the rear deck, a bright kitchen with white cabinetry and an eat in dining area, and a convenient half bathroom. Just outside the front door is two parking stalls and a dedicated storage room. The unfinished basement is framed for a potential fourth bedroom and includes the laundry area, providing great future development potential. Close to shopping, transit, schools, and major commuter routes, this home offers comfort, location, and opportunity in one affordable package. (id:6769)

Living room 5.79 m X 5.22 m

Dining room 3.22 m X 2.12 m

Kitchen 3.68 m X 2.74 m

Primary Bedroom 4.09 m X 3.92 m

Bedroom 2 3.19 m X 3.36 m

Bedroom 3 2.45 m X 3.34 m

Listing Presented By:



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