



## Edmonton Alberta

\$439,900

Welcome to this Pleasantview gem offering three bedrooms, two full bathrooms, and two full kitchens -- perfect for extended family or students with temporary housing needs. The main floor greets you with warm hardwood flooring, a bright living and dining area, an eat-in kitchen, a full updated bathroom, and a comfortable bedroom. Head upstairs to find a generous second bedroom alongside a relaxed family room -- ideal as a TV lounge or flex space. The fully developed basement adds a private third bedroom, a full bathroom, and its own kitchen, making it truly move-in ready on every level. Step outside to enjoy a sizeable west-facing backyard bathed in afternoon sun, plus a single detached garage. The location is unbeatable -- just minutes from the University of Alberta, Whyte Avenue, Downtown Edmonton, and LRT access. Quick possession available. All this home needs is YOU! (id:6769)

Bedroom 3 4.25 m x Measurements not available	Kitchen 4.42 m x Measurements not available
Second Kitchen 4.54 m x Measurements not available	Bedroom 2 3.45 m x Measurements not available
Utility room 3.48 m x Measurements not available	Den 3.64 m x Measurements not available
Living room 3.41 m x Measurements not available	Primary Bedroom 3.64 m x Measurements not available
Dining room 3.12 m x Measurements not available	

Listing Presented By:



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