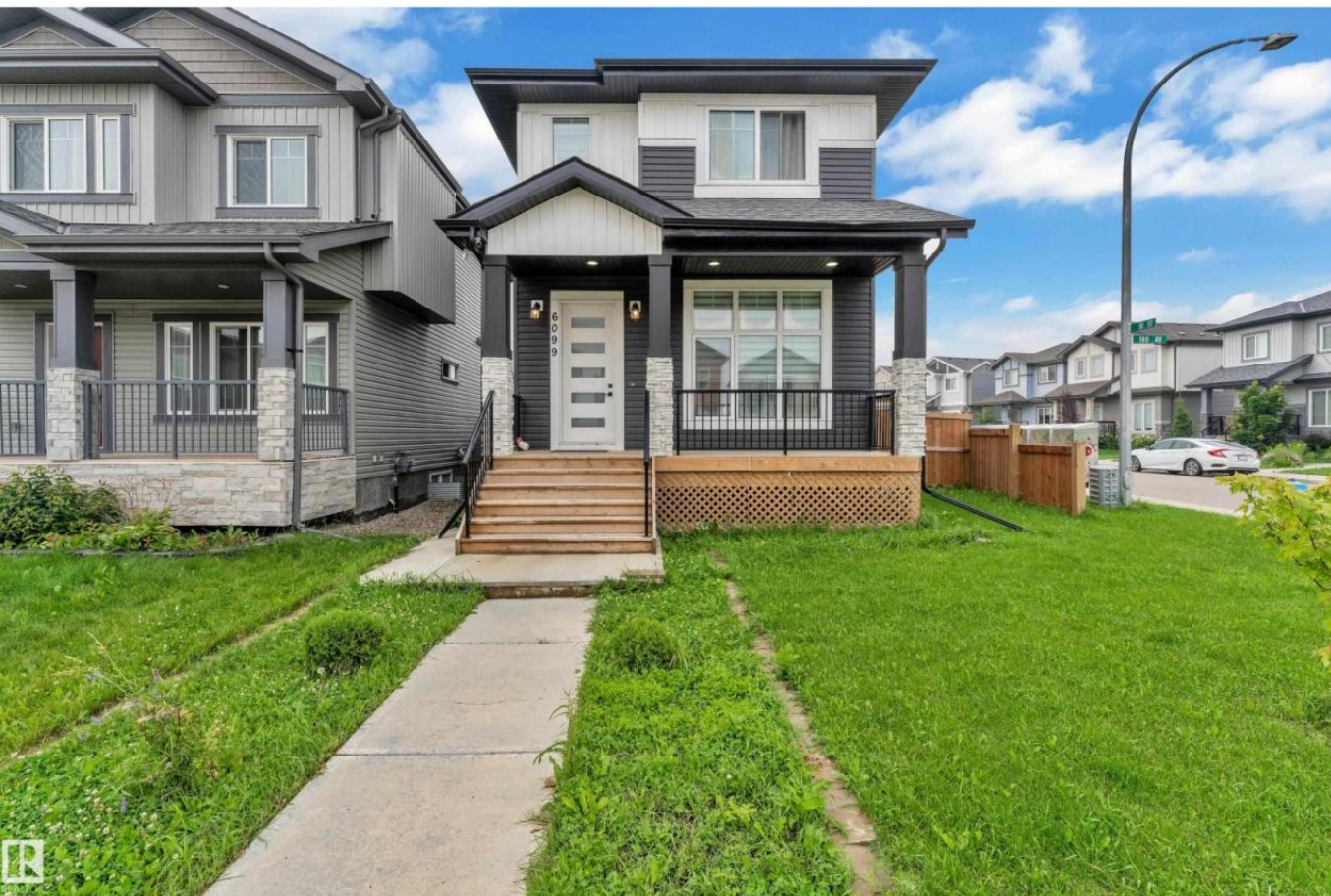




Edmonton Alberta

\$619,000

LEGAL BASEMENT | SECOND KITCHEN | TRIPLE GARAGE| AC | Welcome to this beautifully maintained CUSTOM CORNER-LOT home offering space, functionality, and excellent income potential. Step inside to soaring 11-ft ceilings in the living room, leading to a raised kitchen and dining area with 9-ft ceilings, tiled flooring, a convenient 2-piece bath, and a separate entrance to the basement. Upstairs features 3 spacious bedrooms, 2 full bathrooms, and convenient upper-floor laundry. The fully legal 1-bedroom basement suite boasts 11-ft ceilings, a full kitchen, full bath, separate laundry, and a private entrance - ideal as a mortgage helper or for extended family. Outside, enjoy a huge fenced backyard, oversized front and rear decks, and a HEATED TRIPLE DETACHED GARAGE with an Extended pad offering a total of 7 PARKING SPOTS! Previously approved as a day home, this versatile property offers endless possibilities for families, investors, or home-based business owners. Disclaimer - Some photos are virtually staged. (id:6769)

Bedroom 4 12.2' x 9.11'

Second Kitchen 9.10' x 3.5'

Living room 18.11' x 15'

Dining room 15.11' x 7.9'

Kitchen 18.11 m x Measurements not available

Primary Bedroom 14.7' x 13.4'

Bedroom 2 9.2' x 14.8'

Bedroom 3 9.3' x 14.8'

Listing Presented By:



Originally Listed by:
MaxWell Polaris



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.