



## Edmonton Alberta

\$344,500

Welcome to this beautifully maintained townhouse, just over 1,900 sq ft of functional living space in the desirable community of Windermere. Featuring 4 bedrooms and 3.5 bathrooms, this home is perfect for families, professionals, or investors alike. The lower level includes a private bedroom or office and a full bathroom, ideal for guests or working from home. Additionally, there is storage space under the stairs and the mechanical room to complete the lower level. The main floor boasts an open-concept layout with a bright living area, modern kitchen, dining space, and a convenient powder room. A rare stucco exterior adds timeless curb appeal and durability. Located in a well-managed complex, this home is close to major highways, shopping, restaurants, schools, and all everyday amenities. A fantastic opportunity to own in one of southwest Edmonton's most sought-after neighbourhoods. (id:6769)

Bedroom 4 12'9 x 12'6

Utility room 8'8 x 6'1

Living room 14'4 x 15'8

Dining room 13'7 x 9'11

Kitchen 17'1 x 12'5

Primary Bedroom Measurements not available x 13

m

Bedroom 2 9'5 x 11'7

Bedroom 3 9'6 x 14'1

Listing Presented By:



Originally Listed by:  
Royal Lepage Arteam Realty

**Ahmad Sai**  
RE/MAX RIVER CITY

**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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