



## Edmonton Alberta

**\$514,900**

This home just feels good! Solid, bright, very well maintained 4 bedroom, 2 bathroom home in sought after Parkallen. Close to University and Southgate with easy access to Downtown and Airport. Recent upgrades include Furnace 2020. Hot Water Tank. Most windows, Some new flooring. Plumbing from copper to Pex, New fridge and dishwasher. All new wiring in garage including GFCI Outlets, New Garage Door Opener and new Exposed Aggregate front Sidewalk done summer of '24. Come into the large living room with light shining on hardwood flooring, flowing into good sized dining room. Upgraded kitchen with granite countertops and upgraded newer appliances. Convenient main floor primary bedroom and bathroom. Two good sized bedrooms upstairs. An additional bedroom and large family room with another full bathroom in basement. Large tiered deck in private back yard with extra parking. 48ft. by 130ft lot opens up the possibilities for this amazing home's new owner. Just move in, hang your pictures, Welcome Home! (id:6769)

Family room 9.16 m X 7.33 m

Bedroom 4 3.05 m X 2.72 m

Living room 6.29 m X 3.47 m

Dining room 3.06 m X 2.86 m

Kitchen 3.09 m X 3 m

Primary Bedroom 4.16 m X 4.08 m

Bedroom 2 41.14 m X 3.95 m

Bedroom 3 4.17 m X 3.95 m

Listing Presented By:



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MaxWell Devonshire Realty

<http://www.francissellsrealestate.com/>

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