



## Edmonton Alberta

\$319,000

What a wonderful opportunity to own this one of a kind, truly remarkable 2-storey, 4 bedroom half-duplex boasting 1325 sq/ft with no condo fees! Perfect for a large or growing family this property features ample parking and a sizable backyard. Newer vinyl plank flooring. Exceptional value in a great location just minutes away from the Londonderry area with quick access to 66th st. to get to where you need to go whether that's to the mall, leisure center, schools or work. A must see and perfect for the whole family. (id:6769)

Recreation room 4.56 x 6.36

Laundry room 4.08 x 3.65

Living room 4.67 x 4.15

Dining room 4.08 x 2.42

Kitchen 4.08 x 2.74

Primary Bedroom 3.56 x 3.07

Bedroom 2 3.05 x 2.84

Bedroom 3 3.02 x 2.60

Bedroom 4 3.80 x 2.41

Listing Presented By:



Originally Listed by:  
Homes & Gardens Real Estate  
Limited



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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