



Edmonton Alberta

\$549,900

A 10,000 sq.ft. lot in Patricia Heights! Welcome to this beautifully UPDATED 1330 sq ft, 3 bed, 2 1/2 bath, bungalow. Two spacious bedrooms on the main floor, plus a third room that would be perfect as a home OFFICE, nursery or play room, plus wood burning FIREPLACES on each level to keep you cozy on cool nights. The finished basement has a SECOND KITCHEN, full bath, a large bedroom and FAMILY ROOM area, providing plenty of space for growing families, guests or multi-generational living. Outside you will find an incredible backyard for ENTERTAINING, gardening and play. The property also includes a double garage and a driveway that offers exceptional PARKING for multiple vehicles, an RV or all kinds of grown-up toys! Some of the updates to this home have been, new SHINGLES, some appliances and flooring. All this, in the lovely neighbourhood of PATRICIA HEIGHTS that offers, mature trees, excellent schools, parks and lovely RIVER VALLEY TRAILS. What a wonderful place to call HOME! (id:6769)

Family room 11.77 m X 4.5 m

Bedroom 3 4.58 m X 4.2 m

Second Kitchen 3.07 m X 3.52 m

Living room 7.64 m X 4.34 m

Dining room 3.34 m X 2.9 m

Kitchen 4.15 m X 3.93 m

Primary Bedroom 4.29 m X 4.16 m

Bedroom 2 4.29 m X 3.42 m

Listing Presented By:



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RE/MAX Excellence

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