Edmonton Alberta

$395,000

Prime opportunity in King Edward Park. This bungalow on a 520 sq meter corner lot offers strong potential for redevelopment, infill, or long-term rental holding. The current home includes 3 bedrooms up, a spacious living room with dining area, U-shaped kitchen, and a fully finished basement featuring a large rec room, 4th bedroom, 3-piece bath, and laundry/storage space. Single garage plus ample lot depth enhance future options. The property is tenant-occupied, well maintained, and well priced, making it an attractive entry point in a neighbourhood seeing ongoing revitalization. Ideal for forward thinking owner occupant or investors seeking land value with holding income, or developers planning their next project in a mature, high-demand area close to transit, schools, and Whyte Avenue amenities. (id:6769)

Family room 9.4 m X 3.65 m
Bedroom 4 3.65 m X 3 m
Laundry room 3.45 m X 3.3 m
Living room 5.6 m X 3.75 m
Dining room 2.45 m X 2.4 m
Kitchen 4.3 m X 3.6 m
Primary Bedroom 3.75 m X 3.1 m
Bedroom 2 3.75 m X 2.45 m
Bedroom 3 3.4 m X 2.55 m

Listing Presented By:

Originally Listed by:
RE/MAX Real Estate

http://www.edmonton-home.com/

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