

Edmonton Alberta

$350,000

PRICED TO SELL!! Many IMPROVEMENTS COMPLETED, some TLC still needed. 3 Bdrm, 2 Bath, 4 Level Split features NEW VINYL EXTERIOR (2026), NEW VINYL PLANK & CARPET FLOORING & FRESHLY PAINT THROUGHOUT (2026)! NEW SHINGLES (2024)! Central A/C 2018. L/R boasts vaulted ceilings, wall of windows, lots of natural light & a wood-burning F/P. Also features a galley Kitchen with 3 appliances & a good size D/R. Up 3 stairs you'll find 3 Bdrms & a 4 Pc Bath. The lower level has an OVERSIZED FAMILY ROOM & 3 Pc Bath! The partly finished 4th level offers additional space, carpeting, finished ceiling, newer furnace w/new motor 2026, laundry area with washer, dryer & laundry tub. HEATED, insulated & drywalled DBL DETACHED GARAGE! A Corner lot with a large front and side lot that could be fenced in. Close to schools, parks, shopping, amenities, WEM & minutes to Anthony Henday! (Some pictures have been virtually staged) (id:6769)

Other 6.4 m X 1.68 m
Family room 6.69 m X 6.02 m
Living room 5.86 m X 3.96 m
Dining room 3.33 m X 2.54 m
Kitchen 3.06 m X 2.41 m
Primary Bedroom 4.2 m X 3.55 m
Bedroom 2 2.57 m X 2.52 m
Bedroom 3 3.06 m X 2.81 m

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

http://www.cherylgaulden.realtor/

RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

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

The property information on this website is derived from the Canadian Real Estate Association''s Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.