



Edmonton Alberta

\$725,000

This well-maintained side-by-side duplex is the opportunity you've been waiting for! Each unit offers over 1,000 sq. ft. of functional living space featuring 3 generous bedrooms, bright layouts, and excellent rental appeal. The basements each have separate entrances and one already includes a second kitchens, creating incredible flexibility for extended family. Extensive upgrades provide peace of mind, including updated kitchens, flooring, appliances, high-efficiency furnaces, and hot water tanks. Whether you're looking to expand your investment portfolio, live in one side while generating income from the other, or secure a strong cash-flow property, this duplex checks all the boxes. Ideally situated with quick access to Yellowhead Trail, commuting is effortless with convenient connections to East and West Edmonton, the Northside, and Downtown. A rare opportunity combining location, updates, and long-term value! (id:6769)

Bedroom 4 Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

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



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.