



Edmonton Alberta

\$499,900

Prime Glengarry Location with Legal Basement Suite! Situated directly across from a large park and recreation centre, this 50-foot-wide property offers exceptional future potential and the convenience of multiple schools, green space, playground, and amenities all within walking distance. The main floor features a bright, open layout with a fully updated kitchen with full height cabinets and SS appliances. Gleaming hardwood flooring, three spacious bedrooms, a newly renovated full bath, and access to a spacious deck through the European-style French patio doors from the primary bedroom. The basement includes a legal, permitted 2-bedroom secondary suite, providing excellent income and a mortgage helper. Complete with a double-detached garage, RV parking, storage shed, New Shingles (2025), Vinyl windows, and HE furnaces, and located in a highly desirable rental area, this is a fantastic opportunity for investors or homeowners seeking mortgage support. (id:6769)

Bedroom 4 3.58 m X 3.57 m

Bedroom 5 2.92 m X 2.76 m

Second Kitchen 2.57 m X 3.24 m

Utility room 3.58 m X 2.86 m

Laundry room Measurements not available

Living room 4.33 m X 6.3 m

Dining room 2.81 m X 3 m

Kitchen 3.91 m X 4.32 m

Primary Bedroom 3.69 m X 2.94 m

Bedroom 2 3.71 m X 2.51 m

Bedroom 3 2.88 m X 2.95 m

Listing Presented By:



Originally Listed by:
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