



## Edmonton Alberta

\$340,000

This 3 bedroom, 2.5 bath duplex townhome has many nice features, which include: a nice open floorplan with a large living room with gas fireplace, and a beautiful kitchen with plenty of storage, counter space, plus a centre island. The patio doors lead to a big deck overlooking the fully fenced yard which is great for kids and pets. A large front closet and convenient 2 pc main finish off the main floor. The upper floor offers a full 4 piece bathroom and 3 large bedrooms, with a large, bright walk-in closet in the Primary Bedroom. The fully finished basement has a large family room, wired for surround theatre sound and kids play room. There is a large storage room with shelving and another 4 Piece bath. The washer & dryer were replaced 3 months ago and the dishwasher is a year old. The attached garage is so nice for grocery packing and offers a good winter protection for your car. There is central air conditioning. Close to schools, playground, shopping and bus stop. (id:6769)

Family room Measurements not available

Living room 4.8 m X 3.2 m

Dining room 2.67 m X 2.46 m

Kitchen 3.16 m X 2.55 m

Primary Bedroom 4.75 m X 3.67 m

Bedroom 2 4.85 m X 2.84 m

Bedroom 3 4.85 m X 2.63 m

Listing Presented By:



Originally Listed by:  
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**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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