



Edmonton Alberta

\$464,900

Ideal location in central Edmonton. This raised bungalow in the neighbourhood of Alberta Avenue features two legal units ideal for living, investment, or both. The upper floor showcases 3 bedrooms, a full bathroom, kitchen, dining room, and living room. The lower level also has 3 bedrooms, a full bathroom, dining room, and kitchen. There is a common laundry and utility room. At the front of the home there is two separate entrances, one for each suite. In the back of the home there is another entrance into the common area with access to both suites. A spacious backyard and detached single garage with access to the rear lane. New energy efficient windows have been installed in 2024. Close to downtown, NAIT, Grant MacEwan, public transit, and shopping. (id:6769)

Bedroom 4 Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



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Liv Real Estate

<http://www.mattwalker.ca/>



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