



Edmonton Alberta

\$489,000

This charming bungalow is located in the heart of Ritchie, a quiet yet highly convenient community just steps to the ravine, trails and parks. A bright south-facing living room welcomes you with plenty of natural light. The eat-in kitchen overlooks the spacious backyard, perfect for family living or entertaining. Two good-sized bedrooms and a four-piece bath complete the main floor. The fully finished basement features a separate entrance, family room, kitchen area, bedroom, three-piece bathroom, and laundry, with great potential for a future legal suite. Updates include a newer roof, newer hot water tank, and many upgraded windows. Situated on a 42' x 130' lot, this property offers excellent redevelopment potential for a future duplex with legal basement suites and garage suite (subject to city approval). OVERSIZE double detached garage. Close to U of A, Whyte Ave, shopping, schools and public transit. (id:6769)

Family room Measurements not available

Bedroom 3 12.8*12.1"

Bedroom 4 8.1*9.11"

Second Kitchen Measurements not available

Living room 13.5*19.1"

Dining room 13.7*7.7"

Kitchen 10.1*11.5"

Primary Bedroom 10.8*12.1"

Bedroom 2 9.8*12.1"

Listing Presented By:



Originally Listed by:
MaxWell Polaris



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