



Edmonton Alberta

\$599,900

Prime opportunity in sought-after Parkview! This exceptional 65' x 140' (851 m²) lot is ideally located across from Mackenzie Ravine. With RS zoning and a unique position at the ravine's end, the property offers potential for subdivision, infill, or multi-family development. The existing home offers spacious living room and upgraded kitchen, 3 bedrooms on the main floor, a finished basement, and a double detached garage with alley access. Fully finished basement! Features include vinyl plank flooring, built in closet shelving, jacuzzi tub, windows replaced (2010), upgraded bathroom, basement walls all re-insulated and sewer line replaced 2-3 years ago. Parkview is known for its mature tree-lined streets, generous lot sizes, and ravine views and access-just minutes from downtown. Families will appreciate nearby Parkview School (K-9) and St. Rose Junior High, along with convenient access to local shops, parks, and the expansive river valley trail system. A perfect blend of urban living and natural beauty. (id:6769)

Living room Measurements not available

Bedroom 4 Measurements not available

Recreation 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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