



## Edmonton Alberta

\$425,000

The Goldilocks House. Mature Neighbourhood. Newer Home. Full Sized Lot. Fully Furnished. Built in 2011, situated in the heart of Delton, this bungalow offers modern construction on a FULL-SIZED 46.51' x 117.02' lot, just minutes to NAIT, Kingsway, downtown & quick commuter routes. At 956 sqft hello easy living without sacrificing space. The bright open-concept main floor is warm & inviting, featuring durable flooring & spacious kitchen with loads of cabinetry, peninsula seating & plenty of room to gather, 2 good sized bedrooms + 4pc bath! The fully finished basement features 902 sqft living space w/ massive rec room, spacious 3rd bedroom/home office, 3-piece bath & plenty of storage. Outside is where this property truly shines! The oversized heated double detached garage is ready for Alberta winters, while the EV charger, expansive concrete driveway & RV parking provide room for very vehicle and toy. Enjoy a low-maintenance yard, private deck, fire pit and mature trees - a little oasis in the city! (id:6769)

Bedroom 3 Measurements not available x 15 m

Recreation room 21'11" x 37'11"

Living room 14' x 22'1"

Dining room 9' x 12'11"

Kitchen 9' x 11'7"

Primary Bedroom 8'8" x 14'2"

Bedroom 2 8'7" x 14'1"

Listing Presented By:



Originally Listed by:  
RE/MAX River City

<http://livarealestategroup.com/>



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