Edmonton Alberta

$525,000

Charming 3-bedroom character home in Strathcona, just steps from Mill Creek Ravine and a short walk to Saskatchewan Drive and the River Valley! Nearly 1,300 sq. ft. with plenty of updates: roof (2016), dryer and hot water tank (2018), basement structural reinforcement and sump pump electrical upgrades (2022), vinyl plank flooring and dishwasher (2023), upstairs window (2024), Renovated kitchen and replaced fence gates (2025), plus gutter reinforcement, furnace servicing and a new exhaust fan (2026). The fully fenced backyard offers plenty of space for kids, pets, gardening and summer BBQs. A wonderful location for families, with schools, parks and some of Edmonton's best walking and biking trails just minutes from your door. Enjoy the charm of an established neighbourhood with the River Valley practically in your backyard! (id:6769)

Living room 4.78 m x Measurements not available
Dining room 3.37 m x Measurements not available
Kitchen 4.22 m x Measurements not available
Bedroom 2 2.71 m x Measurements not available
Primary Bedroom 3.68 m x Measurements not available
Bedroom 3 3.65 m x Measurements not available

Listing Presented By:

Originally Listed by:
Liv Real Estate

https://www.livrealestate.ca/agents/225/jonathan-lusok/

RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

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

The property information on this website is derived from the Canadian Real Estate Association''s Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.