



Edmonton Alberta

\$479,900

CONTRACTOR'S DREAM for the ultimate home-based business operator! Exceptional custom built 1984 bungalow with 4 bedrooms and 3 full baths in desirable LaPerle. A short walk to school and parks for the kids...BUT, THE REAL STORY IS THE CUSTOM BUILT SHOP 30'x26' made for serious work. Inside: 10' ceilings, 3-9' high doors, glycol in-floor heating, 220V plugs on each wall for heavy equipment, reinforced strongback ceiling for heavy lifting, compressor with built-in air lines throughout, custom exhaust vents, custom ceiling mount shelving and DRIVE-THROUGH to the storage shed and rear yard. Skip the lease, bring your business home. Ideal for a contractor, wood shop, mechanic, welder or small business owner who needs serious workspace with the family home attached. Beautiful custom kitchen, main floor laundry, walk thru bath, private fully fenced yard on a quiet street, minutes to WEM, The Anthony Henday, Whitemud, Stony Plain road, shopping, multiple restaurants, Golf, etc. (id:6769)

Family room 4.9 m X 4.5 m

Den 3.1 m X 2.5 m

Bedroom 4 4.2 m X 3.3 m

Living room 4.7 m X 4 m

Kitchen 3.96 m X 2.7 m

Primary Bedroom 4.5 m X 3.15 m

Bedroom 2 3.1 m X 2.5 m

Bedroom 3 3.1 m X 2.5 m

Breakfast 3.1 m X 2.7 m

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

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



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