



## Edmonton Alberta

\$430,000

Welcome to this charming 4-level split in the established community of Dunluce! This 1,145 sq. ft. home offers 4 bedrooms and 2.5 baths with beautiful hardwood floors throughout the main living areas. The bright layout provides great flow and functional living across multiple levels. Step outside to a large, fully fenced pie-shaped lot featuring a relaxing hot tub—perfect for entertaining, unwinding, or enjoying the extra privacy this unique lot shape provides. Located close to schools, parks, shopping, and transit, this well-loved home is perfect for first-time home buyers & families. Ready to be yours! (id:6769)

Recreation room 3.67 x 6.39

Bedroom 5 3.48 x 2.54

Laundry room 3.60 x 3.79

Family room 3.47 x 5.87

Bedroom 4 3.77 x 2.92

Mud room 1.66 x 0.98

Living room 4.83 x 3.89

Dining room 3.81 x 2.66

Kitchen 3.82 x 3.70

Primary Bedroom 3.48 x 3.70

Bedroom 2 3.06 x 2.91

Bedroom 3 2.68 x 2.86

Listing Presented By:



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Royal Lepage Arteam Realty

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