



## Edmonton Alberta

\$369,900

Fully finished 2-storey half duplex | 3 beds + family room | 3 baths | 2,000+ sq ft total living space. Move-in ready with brand-new carpet on the basement level and on the staircase to the second floor. The main floor features a large kitchen with island/eating bar. Enjoy a separate dining room and a bright living room anchored by a gas fireplace. Step outside to a private rear deck--perfect for morning coffee or summer BBQs. Upstairs you'll find three well-sized bedrooms, including a primary suite with a 4-piece ensuite and custom California Closets. The fully finished basement provides a spacious family/rec room. The attached garage is insulated and drywalled. Quiet and family-friendly complex in Blackburn, close to transit, shopping, and Anthony Henday Drive. (id:6769)

Family room 6.38 \* 6.77

Storage 2.73 \* 2.15

Living room 4.02 \* 3.49

Dining room 3.18 \* 3.53

Kitchen 3.39 \* 3.56

Primary Bedroom 4.50 \* 3.70

Bedroom 2 3.50 \* 3.61

Bedroom 3 3.55 \* 3.33

Listing Presented By:



Originally Listed by:  
Century 21 Masters

**RE/MAX**  **River City**

**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L 4P6

Phone: 780-995-SOLD (7653)  
homes4u@corinneoneil.com