



Edmonton Alberta

\$314,900

4 bedroom half-duplex with fully fenced backyard and freshly painted 2-tiered deck. 1 full bath and 1 half bath. 3 bedrooms up + 1 bedroom in partially finished basement. Bright and open floor plan. Eat-up bar in kitchen. Patio door provides access to your own private deck and fully fenced yard. Basement bedroom has walk-in closet (perfect for older child or roommate). Basement also contains laundry area and rec room/flex space. NEW ROOF (2022) NEW HOT WATER TANK (2021) NEW SUMP PUMP (2020). Low condo fees of \$151/mnth. Taxes \$2,056/yr. Plenty of visitor parking. Oversized single attached garage. In the neighbourhood of Miller close to schools, shopping, Hospital and Anthony Henday ring road and Manning Drive. All the conveniences of Manning Town Centre such as Cineplex Odeon, Cabelas, Winners, Canadian Brewhouse. Walking distance to Clareview LRT Station and Clareview Rec Centre. Possession available as early as May 1. (id:6769)

Living room 5.2 m X 3.1 m

Dining room 1.4 m X 2.3 m

Kitchen 3 m X 2.5 m

Primary Bedroom 3.3 m X 4.2 m

Bedroom 2 2.6 m X 3.6 m

Bedroom 3 2.5 m X 4 m

Listing Presented By:



Originally Listed by:
RE/MAX River City

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