



## 4730 105 Street Edmonton AB

\$319,900

At a wonderful location in the heart of Empire Park is this modernized half duplex with NO CONDO FEES! Walk into your new home greeted by an abundance of natural light flowing into the open and relaxing living room. With a large kitchen, 2 generous sized bedrooms, and over \$30,000.00 in recent renovations, including an updated bathroom, fresh paint throughout, new LVP flooring, new doors and trim, and more. This home is move-in ready! There's a SEPARATE ENTRANCE to the basement where you'll find one large bedroom with a walk-in closet, a second kitchen, the second washer and dryer, and plenty of storage space! This home is perfect for a multi-generational family, a first-time home buyer, or an INVESTOR. Walking distance to Southgate Mall, LRT, schools, and parks, with quick and easy access to the Whitemud and Calgary Trail. Other features include a fully fenced yard and a single car garage.

Listing Presented By:



Originally Listed by:  
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**RE/MAX ELITE**

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