



## Edmonton Alberta

\$367,500

BEAUTIFULLY RENOVATED 1/2 Duplex in Canora with a 2nd Basement Kitchen on a Quiet Tree Lined Street \*

This Freshly Painted property features 3 bedrooms up & 1 Spacious Bedroom down, with 2 Separate Living Rooms & common area laundry room with laundry sink in the finished basement. The upstairs Kitchen has newer Dark maple cabinets with lots of storage, plenty of counterspace and newer appliances. Upgrades include newer windows, new vinyl flooring, new upstairs carpet, and a Stylish freshly updated washroom. The Newer updated lighting fixtures makes this main floor homes Really Modern, Warm & Chic'. Major Improvements to this property include a Hi-Efficiency Furnace, Newer HWT & A DOUBLE GARAGE built within the last 5 - 6 Years. Leading through the Newer Primary Bedroom patio door is a LARGE Patio deck to a fully fenced & private little yard. This Half Duplex is PERFECT for the the Extended Family Needing TWO Kitchens! Quick Possession Available (id:6769)

Family room Measurements not available

Bedroom 4 Measurements not available

Second Kitchen Measurements not available

Laundry room Measurements not available

Living room 5.23 m X 3.4 m

Dining room 2.89 m X 2.41 m

Kitchen 3.83 m X 3.01 m

Primary Bedroom 3.78 m X 2.89 m

Bedroom 2 3.57 m X 2.8 m

Bedroom 3 3.74 m X 2.8 m

Listing Presented By:



Originally Listed by:  
Sterling Real Estate

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