



Edmonton Alberta

\$449,900

Welcome to this well-maintained home in the desirable community of DUGGAN! As you enter the front door, you're welcomed by a bright and inviting layout featuring a sunken living room and a cozy flex space. A charming arched opening leads into the functional kitchen overlooking the SW backyard, with easy access to the dining area and main floor bedrooms, creating a comfortable flow throughout the home. The main floor features 3 BEDROOMS, a full bathroom and a 2-piece ensuite. The finished basement includes a large den, extra room, and a 3-piece bathroom. The utility and laundry area provide additional storage with built-in shelving. Outside you'll find a large fenced yard with plenty of green space, plus a gated rear driveway leading to the oversized double detached garage. Situated beside a quiet walkway and conveniently located near amenities and major roadways in a family-friendly neighbourhood. Many Updates and Improvements. (PHOTOS VIRTUALLY STAGED) (id:6769)

Den 3.32 m X 3.28 m

Living room 3.67 m X 5.96 m

Dining room 1.91 m X 2.48 m

Kitchen 3.53 m X 2.48 m

Family room 2.85 m X 3.61 m

Primary Bedroom 3.07 m X 4.32 m

Bedroom 2 4 m X 3.15 m

Bedroom 3 2.97 m X 3.07 m

Listing Presented By:



Originally Listed by:
Sterling Real Estate



REMAX ELITE

8104 160 Ave NW, Edmonton, AB,
T5Z 3J8

Phone: 780-406-4000

Fax:

broker@eliterealestate.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.