



Edmonton Alberta

\$479,900

Great investment property on a quiet tree lined street in Allendale. Sitting on a 44ft wide 531m² lot. Large well kept FOUR bedroom semi bungalow with a separate entrance to basement. Basement features spacious living room with big windows and vinyl plank flooring, second kitchen, oversized bedroom and a 3 piece bathroom - all completed in 2017. Main floor has 2 good sized bedrooms, 4 piece bathroom, practical kitchen and a south facing living room. Upstairs has 2 large bedrooms as well, for 4 total bedrooms. Shared laundry. Windows (2007), Shingles (2008), Furnace (2009), Hot water tank (2017), Electrical panel upgrade (2017), Sump (2017). Fantastic backyard with a double detached garage. Great location near University campus, Whyte Avenue, and public transportation. (id:6769)

Bedroom 5 4.18 m X 4 m

Second Kitchen 2.74 m X 2.3 m

Living room 5 m X 4 m

Dining room 2.96 m X 2.48 m

Kitchen 3 m X 2.7 m

Bedroom 3 3.72 m X 3.16 m

Bedroom 4 3.74 m X 3 m

Primary Bedroom 3.84 m X 3.25 m

Bedroom 2 3 m X 2.9 m

Listing Presented By:



Originally Listed by:
MaxWell Devonshire Realty

<http://www.curtisinvests.com/>

REMAX Elite

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.