



## Edmonton Alberta

\$375,000

Opportunity awaits in the centrally located and up and coming neighborhood of Prince Rupert! Situated on a large lot with a newer oversize detached garage, this bungalow offers dual front entrances, newer windows, newer roof and updated electrical - an investors dream! The main floor features a spacious living room, a bright front-facing kitchen, a 4-piece bathroom, and three spacious bedrooms--one with direct access to a large updated deck and private yard. Downstairs, the original basement is ready for redevelopment and currently hosts a massive rec room, a generously sized bedroom, a 3-piece bathroom, and a storage area that was once a kitchen. Prince Rupert is a quiet charming mature neighborhood quickly gaining momentum due to its excellent central location, close to NAIT, Kingsway Mall and downtown, easy access to commuter routes and as well as green space and recreation. Don't miss this fantastic opportunity! (id:6769)

Bedroom 4 3.87 m X 4.16 m

Recreation room 6.9 m X 4.22 m

Storage 1.46 m X 2.72 m

Living room 5.39 m X 3.89 m

Dining room 1.57 m X 3.89 m

Kitchen 3.7 m X 2.98 m

Primary Bedroom 3.42 m X 4.92 m

Bedroom 2 2.76 m X 3.85 m

Bedroom 3 3.64 m X 2.95 m

Listing Presented By:



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