



## Edmonton Alberta

\$238,000

Welcome to this delightful charmer on a peaceful, tree-lined street! The adorable cedar shake veranda welcomed you into a beautifully upgraded space w/gleaming hardwood floors, modern baseboards, and stylish lighting. The fabulous IKEA kitchen is both sleek and smart, with tons of storage and newer appliances. Primary suite offers built-in drawers, while the second bedroom wows with a clever built-in bed (with storage below!). A stunning 2019 addition brought a gorgeous bath w/heated towel rack & floor plus extra space to the main floor. Don't miss the cool front trap door--perfect for sneaking things in and out of the cozy basement, featuring fresh flooring, an electric fireplace, and a modern 4-piece bath. Major upgrades since 2007, Shingles, central A/C, hot water on demand, hi-efficiency furnace, 100-amp service, & more! Bonus: laundry chute, RV parking, oversized powered single garage, and a double parking pad. Close to schools, Downtown, Shopping, Commonwealth Rec Centre, Borden Park! Central Living! (id:6769)

Laundry room 3.69 m X 2.55 m

Recreation room 5.29 m X 2.92 m

Living room 4.08 m X 3.33 m

Dining room 3.02 m X 2.87 m

Kitchen 3.67 m X 2.36 m

Mud room 3.17 m X 2.63 m

Primary Bedroom 3.77 m X 3.02 m

Bedroom 2 3.38 m X 2.19 m

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence

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

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)