



Edmonton Alberta

\$849,900

Incredible Location + Modern Living! Professionally Renovated in 2022 by Burgess Construction & situated in a prime location on a tree-lined boulevard in McKernan-Belgravia backing on to Charles Simmonds Park. Just a few minutes walk to the U of A Hospital. Extensive renovations include new oak hardwood throughout an extension on the main floor to create an open concept Kitchen + Dining space with floor to ceiling windows and doors leading to the back yard. Perfect for Summertime Indoor-Outdoor Living! Custom Kitchen including Wolfe gas stove. The extension also features a huge mudroom with plenty of storage and a 2pc powder room. High efficiency furnace, central AC, and HWT (1-4 yrs). The basement renovation efficiently creates a welcoming laundry room area with home office area and 3 piece bathroom. Upgraded underground electrical service, newer vinyl windows & shingles. River Valley Trails, Schools, Coffee Shops & Restaurants just a few blocks away! Walk to work in one of Edmonton's best communities! (id:6769)

Bedroom 4 4.5 m X 3.04 m

Office 1.71 m X 1.49 m

Laundry room 3.59 m X 3.68 m

Living room 4.15 m X 4.33 m

Dining room 3.24 m X 4.34 m

Kitchen 2.86 m X 5.91 m

Primary Bedroom 4.81 m X 3.52 m

Bedroom 2 3.72 m X 3.83 m

Bedroom 3 3.72 m X 3.17 m

Listing Presented By:



Originally Listed by:
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