



## Edmonton Alberta

\$469,900

Opportunity awaits in sought-after Royal Gardens! Perfectly positioned on a corner lot fronting a quiet greenbelt, this spacious bungalow offers incredible potential to renovate or invest. The bright living room features a MASSIVE picture window with serene views of the mature greenspace. A generous dining area with built-in china cabinet easily accommodates 6-8 guests, while the large kitchen offers ample workspace, backyard views, and a sunny breakfast nook. The main floor includes three well-sized bedrooms, including a primary bedroom with 2-piece ensuite bath. Fully finished basement presents an excellent layout for future suite development, with a large family room, fourth bedroom, and a versatile fifth Jack & Jill bedroom that's perfect for a growing family! Newer updates include furnace and hot water tank. Complete with a double detached garage and spacious yard, all in a prime location near schools, parks, shopping, and recreation galore at your fingertips. See it today. (id:6769)

Family room 4.46 m X 7.18 m

Bedroom 4 3.73 m X 3.21 m

Bedroom 5 5.66 m X 4.24 m

Living room 3.66 m X 5.84 m

Dining room 3.69 m X 2.58 m

Kitchen 3.07 m X 4.06 m

Primary Bedroom 3.54 m X 4.68 m

Bedroom 2 3.37 m X 3.4 m

Bedroom 3 3.37 m X 2.39 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.steveleddy.ca/>

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