



## Edmonton Alberta

\$319,800

Investor & family-friendly opportunity in Eastwood. This well-maintained 2-storey townhouse features a bright, open-concept main floor with large west-facing windows, a sunlit living area, spacious dining space, and a well-appointed U-shaped kitchen. The upper level offers a generous primary bedroom, two comfortable secondary bedrooms, and a 4-piece bathroom with stacked laundry. The fully finished basement adds versatility with a huge rec room, a 3-piece bath, a guest room, and a kitchenette setup--providing flexible space ideal for extended family, guests, or potential roommate-style living. Major updates include a new roof and hot water tank in 2024, offering peace of mind for years to come. Situated in a self-managed complex with ultra-low condo fees of just \$50/month, and walking distance to schools, parks, transit, and shopping. This property offers a smart layout and location ideal for both family living and long-term rental income. (id:6769)

Den 3.48 m X 2.43 m

Recreation room 3.94 m X 4.89 m

Living room 4.04 m X 3.65 m

Dining room 3.13 m X 2.8 m

Kitchen 3.31 m X 3.12 m

Primary Bedroom 3.54 m X 4.52 m

Bedroom 2 2.73 m X 2.89 m

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Listing Presented By:



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