



## Edmonton Alberta

\$489,680

Attention INVESTORS and FIRST-TIME BUYERS! This 2-bedroom, 1 1/2 storey well kept home with a partially finished basement is located on a large corner lot (measuring 13.4m x 45.7m) in the quiet neighbourhood of Westwood. Vinyl siding, all around bay windows, patio doors to a large covered deck. The home has several updates that include flooring, freshly painted, newer vinyl windows on the second level & stainless steel appliances. Spacious living/dining areas that are perfect for young families, first-time homeowners, or investors. Large fenced backyard with future infill potential as the corner lot is located near to everywhere with incre opportunity. Nearby you have easy access to NAIT, Glenrose, Grant MacEwan University& minutes to Kingsway Mall and downtown Edmonton. (id:6769)

Living room 4.88 m x Measurements not available Primary Bedroom 3.35 m x Measurements not

Dining room 2.84 m x Measurements not available available

Kitchen 2.32 m x Measurements not available Bedroom 2 2.85 m x Measurements not available

Listing Presented By:



Originally Listed by:  
Century 21 Masters

<http://elizabeth-cwik.c21.ca/>

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

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

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.