



Edmonton Alberta

\$395,000

Welcome to this beautiful half duplex in the desirable community of Rutherford. With over 1400 sqft of living space this 3 bedroom 2.5 bath with single attached garage is the ideal place to call home. Bright with large windows the open-concept main floor features a living room with a cozy gas fireplace, dining area, 2pc bath and kitchen complete with stainless steel appliances and vinyl plank flooring. On the upper level you will find the large primary bedroom with dual closets, two more good sized bedrooms - one with a walk-in closet, and a full bath. The basement is fully finished with a large second family room or entertainment area, laundry area, and a full 4 pc bathroom. Backing on to a green space, enjoy the summer days relaxing on the deck in the fully fenced backyard. Shingles 2024, HWT 2019. Close to schools, playgrounds, shopping, walking trails and other amenities. NO CONDO FEES BACKING ONTO FIELD/PARK (id:6769)

Recreation room 5.88 m X 3.66 m

Living room 3.74 m X 4.26 m

Dining room 2.11 m X 2.83 m

Kitchen 3.09 m X 2.95 m

Primary Bedroom 3.98 m X 4.12 m

Bedroom 2 2.88 m X 3.51 m

Bedroom 3 2.88 m X 3.53 m

Listing Presented By:



Originally Listed by:
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