



## Edmonton Alberta

\$315,000

This raised bungalow in Calder is an ideal starter home with many updates, a fully finished basement with its own entrance and a no-permit suite, and even a double detached garage. Nice and bright with large triple-pane windows throughout, updated main kitchen, 3+1 bedrooms and 2 baths. There are stairs up to the unfinished attic and it could be developed into a future den. Shingles are in great condition, new hot water tank was installed in 2020, oversized garage has 220V and 2 overhead doors. Spacious yard is mostly fenced and has a large vegetable garden and perennial rhubarb, strawberries, raspberries, and much more, plus there's even a little greenhouse. New sewer approximately 5 years ago. An excellent home with so much to offer! (id:6769)

Family room 6.1 m X 3.5 m

Den 2.9 m X 2.3 m

Bedroom 4 3.7 m X 3.5 m

Laundry room 3.5 m X 2.9 m

Second Kitchen Measurements not available

Living room 4 m X 5.2 m

Kitchen 3.6 m X 3.6 m

Primary Bedroom 4 m X 3.3 m

Bedroom 2 3.6 m X 3.2 m

Bedroom 3 3.4 m X 2.7 m

Listing Presented By:



Originally Listed by:  
Century 21 Leading

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

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