



## Edmonton Alberta

\$444,900

This well-maintained upgraded home is an excellent opportunity and ideal for first-time home buyers. Fully developed bungalow offers over 1900 sq. ft. of living space and features a SEPARATE ENTRANCE, leading to an in-law-suite with shared laundry. The main level includes new vinyl plank throughout, three generous bedrooms, & a 5-piece bathroom. The upgraded kitchen is impressive - ample cupboards, granite, stainless steel appliances, pantry - offering an open layout perfect for entertaining. The fully developed basement adds even more value, complete with a SECOND KITCHEN, LIVING ROOM, 2 additional bedrooms & a four-piece bath. Potential income an added bonus! New water tank, newer kitchen, & shingles are just a few features to mention. Large landscaped & fully fenced backyard includes a patio area and double detached garage, plus ample additional parking. Plenty of room for RV parking! This property is conveniently located close to schools, shopping, & all essential amenities (id:6769)

Bedroom 4 3.22 m X 3.63 m

Bedroom 5 2.84 m X 3.78 m

Second Kitchen 2.75 m X 2.14 m

Laundry room 3.73 m X 2.14 m

Living room 3.82 m X 3.97 m

Dining room 2.45 m X 2.9 m

Kitchen 3.68 m X 2.89 m

Primary Bedroom 3.63 m X 3.06 m

Bedroom 2 3.82 m X 1.94 m

Bedroom 3 2.9 m X 3.18 m

Listing Presented By:



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RE/MAX River City

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**RE/MAX Elite**

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8104 160 Ave NW, Edmonton, AB,  
T5Z 3J8

Phone: 780-406-4000

Fax:

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

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