



## Edmonton Alberta

\$289,800

Cozy & Cute three bedroom, one full bath single family basement less bungalow with a single detached garage backing onto a Sir John Thompson school park in Athlone. This home has a large living room overlooking the quiet residential street with what appears to be carpet over original hardwood flooring. The kitchen with euro style cabinets & three appliances is open to the dining area which has direct access via patio doors to the private back yard. The primary bedroom is well sized & there are two more 60's era bedrooms on the main floor. The four piece bath was updated with a new surround from bath fitter a few years ago. The home sits on a 50' 100' lot with a single detached garage that is in fair condition. The lot is fully fenced and landscaped with an east front & back west exposure. There have been numerous updates over the years including newer furnace & HWT, shingles in 2018, leaf filter gutter guards, bedroom windows and more. An ideal location in north Edmonton with easy access to all amenities. (id:6769)

Living room 5.88 m X 5.11 m

Dining room 4.71 m X 2.74 m

Kitchen 4.71 m X 3.04 m

Primary Bedroom 3.19 m X 3.23 m

Bedroom 2 4.36 m X 3.2 m

Bedroom 3 3.27 m X 2.65 m

Listing Presented By:



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