



## Edmonton Alberta

\$419,900

Charming Bungalow with Modern Updates in Carlisle! This 4-bedroom, 3-bathroom bungalow sits on a 110 ft x 50 ft lot, offering a blend of character, comfort & investment potential. Lovingly maintained by its original owner, this home features triple-pane windows (2007), oak hardwood flooring (2007), furnace (2007), hot water tank (2021), and a well-kept 10-year-old roof. A functional layout includes 3 main-floor bedrooms, a full bath & 2-piece ensuite. A separate rear entry leads to a spacious basement with a wood-burning fireplace, wet bar & storage. Ideal for a future suite. The east-facing yard boasts a cedar shed, garden bed, mature rhubarb & raspberry bushes. A heated 24'x24' oversized double garage with 220V wiring is perfect for hobbies or storage. Located on a quiet street, within walking distance to schools, with easy access to downtown, St. Albert & the west end. A perfect opportunity for buyers & investors alike! (id:6769)

Bedroom 4 4.41 m X 2.79 m

Recreation room 7.69 m X 9.8 m

Storage 3.99 m X 1.92 m

Utility room 1.92 m X 1.8 m

Laundry room 2.67 m X 4.41 m

Living room 4.03 m X 5.98 m

Dining room 3.13 m X 2.57 m

Kitchen 4.26 m X 4.39 m

Primary Bedroom 4.2 m X 3.28 m

Bedroom 2 3.61 m X 2.99 m

Bedroom 3 3.61 m X 2.81 m

Listing Presented By:



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