



## Edmonton Alberta

\$457,900

Beautifully updated 4-level split on a quiet cul-de-sac in family-friendly Ozerna, offering 1,306 sq ft above grade plus a finished lower levels for 2,200+ sq ft total, with 5 bedrooms, 3 bathrooms, and a double attached garage. A welcoming foyer opens to a bright main floor where oversized windows fill the living and dining areas with natural light, flowing into a refreshed kitchen with freshly painted cabinetry. The upper level features a spacious primary with closet and 3-pc ensuite, two additional bedrooms, and a 4-pc main bath. The lower level offers a cozy family room anchored by a fireplace, a fourth bedroom, 3-pc bath, and laundry, while the basement adds a generous rec room, a fifth bedroom, a flex room, and ample storage. Updates include brand new carpet, new vinyl plank flooring, freshly painted walls and cabinets, new light fixtures, a brand new fence, and a new sump pump. Roof replaced 10 to 12 years ago. Minutes to schools, parks, Londonderry Mall, and major routes. (id:6769)

Den Measurements not available

Bonus Room Measurements not available

Bedroom 5 Measurements not available

Family room Measurements not available

Bedroom 4 Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:  
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