



## Edmonton Alberta

\$260,000

Welcome home to this bright & inviting bi-level duplex steps away from Grey Nuns Hospital & the LRT – fully move-in ready & perfectly located! The main floor offers a spacious, open living area with picture windows & a functional kitchen with plenty of storage. Altogether, enjoy 3 bedrooms, 2 bathrooms, an impressive living space, complete with a large family room & laundry area. Outside, you'll find a partially fenced yard with a deck, ideal for relaxing or entertaining, private front and rear entrances, with 2 energized outdoor parking stalls. Low-maintenance living, & stainless steel appliances included, this home delivers excellent value in a well-managed community. Quick possession available. (id:6769)

Primary Bedroom 14'1" x 13'4"

Bedroom 2 10'3" x 9'10"

Bedroom 3 10'2" x 9'5"

Living room 15'2" x 14'1"

Dining room 8'11" x 9'

Kitchen 10'4" x 9"

Family room 19'10" x 12'3"

Listing Presented By:



Originally Listed by:  
MaxWell Polaris

**RE/MAX ELITE**

**RE/MAX Elite**

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