



## Edmonton Alberta

\$375,000

Welcome to this well-maintained home in the family-friendly community of Kernohan. Ft 3 bedrooms and 3.5 baths, this home offers a functional layout ideal for families. The main floor includes a bright living room, 2-piece bathroom, laundry, dining area, and a well-appointed kitchen. Upstairs offers three spacious bedrooms, including a primary with 3-piece ensuite, plus a separate 4-piece bathroom. The finished basement adds a large recreation room, 3-piece bathroom, and a dedicated office space. Recent upgrades include a new Malarkey roof (2024), attic insulation upgraded to R60 (2024), duct cleaning (2025), new upstairs toilet (2024), new lighting, upgraded electrical plugs, new dishwasher and microwave, new window and door screens, shower head filters in all bathrooms, and hot water tank and sump pump cleaned/tested (all 2025). Front and backyard landscaping and treehouse playground freshly painted (2025). Enjoy a massive backyard with a huge deck. Close to parks, schools, and amenities. (id:6769)

Bedroom 4 2.34 m X 2.57 m

Recreation room 5.48 m X 3.06 m

Living room 3.66 m X 3.91 m

Dining room 3.66 m X 3.18 m

Kitchen 2.15 m X 3.18 m

Primary Bedroom 3.56 m X 3.96 m

Bedroom 2 2.74 m X 3.05 m

Bedroom 3 2.93 m X 3.17 m

Listing Presented By:



Originally Listed by:  
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