



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:
REMAX River City

 **REMAX Elite**

REMAX ELITE

8104 160 Ave NW, Edmonton, AB,
T5Z 3J8

Phone: 780-406-4000

Fax:

broker@eliterealestate.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.