



## Edmonton Alberta

\$449,900

This home is located in the desirable neighborhood of Leger in SW Edmonton. It features 3 large bedrooms , 4 washrooms , a finished basement with family room, kitchen cabinets and sink and ready for appliances. Upgrades include a granite counter on the kitchen island, a new hot water tank in 2024 and includes newer laundry appliances (2024). The open kitchen with island has stainless steel appliances and the main floor features oak flooring , ceramic tile and a cosy corner gas fireplace. No pet / no smoking home. Freshly painted. Single attached garage to keep your car cosy and an EV charging outlet. The yard is fully fenced and landscaped with a shed and vinyl deck to enjoy the outside. Close to schools, shopping, Leger Transit Centre ,the Anthony Henday and Whitemud Drive. This is the perfect first time home in a great neighborhood. (id:6769)

Family room 3.78 m X 4.6 m  
Second Kitchen 1.61 m X 3.1 m  
Living room 3.22 m X 4.86 m  
Dining room 2.59 m X 2.65 m

Kitchen 2.59 m X 3.1 m  
Primary Bedroom 3.38 m X 4.4 m  
Bedroom 2 2.89 m X 4.8 m  
Bedroom 3 2.84 m X 4.8 m

Listing Presented By:



Originally Listed by:  
Century 21 Quantum Realty

**RE/MAX ELITE**

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