



# Edmonton Alberta

\$389,900

Welcome to this beautifully renovated Tamarack Common duplex, ideally situated on a quiet local-traffic street in a growing, family-friendly community. A charming front porch welcomes you into a bright, functional layout enhanced by new flooring, fresh paint, and new carpet. The kitchen showcases upgraded quartz countertops, a spacious pantry & island, and brand new appliances throughout, perfect for everyday living and entertaining. Upstairs offers good-sized bedrooms, including a comfortable primary retreat with its own 4 pc ensuite. A dedicated mudroom with new main-floor laundry adds everyday convenience. Major mechanical upgrades include an HRV system, high-efficiency furnace, and HWT for improved comfort and efficiency. Step outside to enjoy the large backyard -- ideal for relaxing, play, or future garage potential. Walking distance to a newly built school, the Meadows Rec Centre, convenience store, restaurants, and amenities, with easy access to Whitemud & Anthony Henday. Move in Ready!! (id:6769)

Living room 13'1" x 12'8"  
Dining room 12'9" x 8'10"  
Kitchen 13'2" x 8'11"  
Laundry room 7'7" x 5'6"

Primary Bedroom 11'11" x 11'7"  
Bedroom 2 9'3" x 12'1"  
Bedroom 3 10'7" x 11'7"

Listing Presented By:



Originally Listed by:  
Real Broker

<https://minagayed.ca/>



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