



## Edmonton Alberta

\$349,900

NO CONDO FEES! Affordable Half Duplex with Income Potential! Whether you're a first-time buyer or an investor, this 4-bedroom, 1.5-bath home is packed with opportunity. The main floor offers laminate and tile flooring throughout, a spacious living room, functional kitchen and dining area, 3 bedrooms, and a full 4-piece bath. Downstairs, the partially finished basement includes a 4th bedroom, half bath, and a SEPERATE SIDE ENTRANCE --perfect setup for a future suite. The sunny, fully fenced backyard has room to customize, and the front driveway fits up to 3 vehicles. Ideally located close to schools, parks, and shopping. With a few updates, this property has great upside in a high-demand area. (id:6769)

Family room Measurements not available

Bedroom 4 Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:  
Exp Realty

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