



## 3158 78 ST Street Edmonton AB

\$430,000

This well-maintained, non-smoking, pet-free home is nestled in a quiet cul-de-sac and features a low-maintenance stucco exterior, complemented by a beautifully landscaped, mature yard. Inside, the main floor offers three spacious bedrooms, with an additional bedroom in the fully developed basement. The flooring throughout the home is in near-new condition. The main level boasts a sunken front living room and a cozy dining area, perfect for entertaining. The kitchen is a chef's dream, with ample cabinet space and easy-to-clean ceramic tile flooring. The basement is fully developed, featuring a comfortable TV area with a gas fireplace, a two-piece bathroom, a large laundry room, and a workshop space. Recent updates include new windows installed in 2014, a furnace, shingles, and eavestroughs replaced in 2011, and a new hot water tank added in 2021. Built with solid 2x6 construction, the home is well insulated for energy efficiency. An oversized 24'x24' garage provides ample space for vehicles and additional

Listing Presented By:



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