



3513 121A Avenue Edmonton AB

\$289,900

If you're looking for an original-owner home with great bones, where you can add your own cosmetic updates, this is the one you've been waiting for! Buyers will appreciate that the major items are already done here: 100 amp electric panel (2022), hot water tank (2022), new shingles to the house and garage (2017), furnace (2009) and most of the windows are vinyl. The main level has hardwood floors under the carpet in the living room and primary bedroom, an eat-in kitchen with lots of counter space and windows, 2 bedrooms and 1 bathroom. The basement has a spacious rec room with dry bar, lots of storage nooks, laundry area, 1 bedroom and a 3p bath. The back yard features a newer rubberstone patio and walkways, a large veggie garden, chain link fencing, a heated double garage and RV parking. This home is ideally located on a quiet residential street, yet it's close to schools, shopping, restaurants, the Abbottsfield Rec Centre, the Yellowhead and Henday, and magnificent Rundle Park!

Listing Presented By:



Originally Listed by:
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