



Devon Alberta

\$524,900

SEPARATE LOWER LIVING SPACE, 2ND KITCHEN & LAUNDRY PLUS A HEATED GARAGE--this Devon home offers the kind of flexibility that is hard to find! With 3+1 BEDROOMS & 4 BATHROOMS, the layout provides excellent separation of space for extended family, adult children or buyers simply wanting more room. The bright main level features an ISLAND KITCHEN with GLOSS CABINETRY, stainless steel appliances & durable laminate flooring, complemented by NEW CARPET & FRESH PAINT. Downstairs, the FULLY FINISHED BASEMENT provides its own living area, bedroom, bathroom, SECOND KITCHEN & LAUNDRY for added independence & versatility. Outside, enjoy a fully fenced & landscaped yard plus a 22'X24' HEATED & INSULATED ATTACHED GARAGE--ideal for Alberta winters. Set in a mature Devon neighbourhood within WALKING DISTANCE TO SCHOOLS, TRAILS & AMENITIES, with easy access to the river valley, Edmonton, EIA & Nisku. Other side also available. (id:6769)

Bedroom 4 4.5 m X 4.06 m
Recreation room 3.18 m X 3.84 m
Storage 1.71 m X 1.61 m
Utility room 2.15 m X 4.05 m
Living room 3.52 m X 4.1 m
Dining room 5.07 m X 2.6 m

Kitchen 3.51 m X 4.1 m
Den 3.5 m X 2.8 m
Primary Bedroom 3.99 m X 4.06 m
Bedroom 2 3.89 m X 3.04 m
Bedroom 3 3.02 m X 3.54 m
Laundry room 2.84 m X 1.68 m

Listing Presented By:



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