



Edmonton Alberta

\$495,900

BACKING ONTO HERMITAGE PARK! Enjoy privacy and natural beauty on this wide lot backing directly onto a permanent natural area. Located on a quiet cul-de-sac, this home offers 1,636 sq. ft. above grade plus a 796 sq. ft. unfinished basement, 3 bedrooms, a den and 2.5 baths. The main-floor den adds flexibility, while the living room features a gas fireplace. Enjoy central A/C, central vac and a separate laundry room. The unfinished basement offers potential for a bedroom, recreation room and bathroom. The oversized, heated and insulated double attached garage includes a Resnor heater, 220V wiring, workbench and shelving, and fits a full-size pickup and SUV. The fenced backyard features a large deck and dog run, with ponds, trails, wildlife and the North Saskatchewan River beyond. Walk to schools, playgrounds, an off-leash park, fishing, kayaking, disc golf and river valley trails. 2026 taxes: \$4,981. No front sidewalk to shovel! **Some images have been virtually staged to showcase the potential of the home. (id:6769)

Living room 3.79 m X 4.87 m

Kitchen 4.4 m X 5.57 m

Den 3.18 m X 3.27 m

Laundry room 2.53 m X 1.56 m

Primary Bedroom 3.19 m X 5.8 m

Bedroom 2 3 m X 3.38 m

Bedroom 3 2.91 m X 3.69 m

Listing Presented By:



Originally Listed by:
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