



Edmonton Alberta

\$549,900

Unbeatable Location & Endless Possibilities! Welcome to this 1,180 sq ft bungalow in one of the city's most iconic locations--across the street from Argyle Park's ball diamonds and steps away from the community garden. Whether you're looking for a move-in ready home or a prime investment opportunity, this property delivers. Step inside to a spacious living room filled with natural light, leading to an updated kitchen. The main level offers a handy laundry room, three comfortable bedrooms, including a primary suite with a walk-in closet and an upgraded 4 pc bathroom. Enjoy the added value of newer vinyl windows throughout the home, new furnace (2024) and an upgraded electrical panel. The fully developed basement expands your living space with a family room, an additional bedroom and a 3-pc bathroom. Out back, the freshly tilled garden is ready for your green thumb--or convert the space for RV or boat storage. Situated on a 50x110 lot, there's also great potential for future infill development. Unbeatable!! (id:6769)

Family room 3.38 m X 7.35 m

Den 2.75 m X 2.7 m

Bedroom 4 3.37 m X 2.93 m

Living room 4.72 m X 3.6 m

Dining room 3.33 m X 3.07 m

Kitchen 2.91 m X 3.48 m

Primary Bedroom 3.42 m X 3.97 m

Bedroom 2 3.41 m X 3.44 m

Bedroom 3 2.35 m X 2.88 m

Laundry room 1.53 m X 2.61 m

Listing Presented By:



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