



## Edmonton Alberta

\$174,999

Welcome to this Rare 3 bedroom (option for 4th bedroom In the walkout basement). 1080 Sqft townhome. This is the perfect opportunity for a handyman or someone looking for some sweat equity into a home or as an investment property. This home is ideal, being an end unit with a private fenced yard. This Complex only has about 3 Units with a WALKOUT & SEPARATE ENTRANCE IN THE BASEMENT AND THIS IS ONE OF THEM. Enjoy easy access to the White-mud and a very short Commute to West Edmonton Mall along with endless amenities close by. Directly across the street you can enjoy a huge green space/park area and are within walking distance to schools and the YMCA. This home is a FIXER UPPER so don't be surprised upon arrival. Kitchen, bathroom, flooring and paint... The upside is that renovated units have sold for \$230-\$260K Price point. With the Edmonton condo market FINALLY getting stronger, now is the time to dive into this property and get to work. (id:6769)

Bedroom 4 Measurements not available  
 Bonus Room Measurements not available  
 Living room Measurements not available  
 Dining room Measurements not available  
 Kitchen Measurements not available

Family room Measurements not available  
 Primary Bedroom Measurements not available  
 Bedroom 2 Measurements not available  
 Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:  
 The Foundry Real Estate Company  
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**RE/MAX ELITE**

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