



Edmonton Alberta

\$725,000

Discover Executive Living in McKernan! Whether you're a homeowner or investor, this immaculate 3-storey duplex offers approximately 2,100 sq. ft. of luxury living with NO CONDO FEES! Just 4 blocks from the U of A and 10 minutes to downtown, this home features a double attached subterranean garage, balcony, third-floor loft and high-end finishes throughout. Enjoy abundant natural light, engineered hardwood floors, a spacious living room with gas fireplace, and a chef's kitchen with custom espresso cabinetry, quartz countertops, stainless steel appliances and pantry. The second floor boasts 3 generous bedrooms, 2 bathrooms and laundry, including a primary suite with walk-in closet and luxurious 5-piece ensuite. The third-floor loft with 3-piece bath is ideal for a home office, gym, bonus room or an additional bedroom. Walk to parks, off-leash areas, spray park, schools and LRT, with easy river valley access and no yard work! An exceptional opportunity for homeowners and investors alike. (id:6769)

Living room 4.81 m X 5.13 m

Dining room 3.51 m X 3.44 m

Kitchen 3.54 m X 4.81 m

Primary Bedroom 4.1 m X 3.83 m

Bedroom 2 3.46 m X 3.97 m

Bedroom 3 3.52 m X 3.91 m

Bedroom 4 4.19 m X 7.52 m

Laundry room 1.35 m X 1.52 m

Listing Presented By:



Originally Listed by:
RE/MAX Elite

<http://www.michaelpavone.com/>



REMAX ELITE

8104 160 Ave NW, Edmonton, AB,
T5Z 3J8

Phone: 780-406-4000

Fax:

broker@eliterealestate.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.