



Edmonton Alberta

\$569,900

This HOLYROOD bungalow has an outstanding location facing a park. The home is next to Holyrood French Immersion K-6th grade school. Imagine walking your children across the street to school. The house is situated on a large 65x110 lot with attached single garage and a detached double garage/studio/flex space. Large living room with electrified fireplace and huge windows that afford beautiful park and playground views. Kitchen offers upgraded cabinets with stainless steel appliances. 3 bedrooms on the main floor providing the flexibility of an attached nursery or den thru sliding doors. Main bathroom has a dreamy CLAW TUB. Developed basement features rumpus room with gas fireplace, bedroom and full bathroom with steam shower. Basement has NEW LUXURY PLANK FLOORING. The detached double garage is unique in that it can be used as a studio, office, etc complete with bathroom and furnace. Located near NEW LRT, 10 minutes to downtown, schools, playgrounds and the social heartbeat of WHYTE Ave. (id:6769)

Bedroom 4 3.5 m X 4.2 m
Living room 3.9 m X 5.3 m
Dining room 3.8 m X 3.5 m
Kitchen 3.8 m X 2.9 m

Primary Bedroom 4.3 m X 2.9 m
Bedroom 2 3.4 m X 3.2 m
Bedroom 3 2.9 m X 4.5 m

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

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



REMAX ELITE

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

Phone: 780-406-4000
Fax:
broker@eliterealestate.ca

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