



## 8903 169 Street Edmonton AB

\$330,000

Imagine stepping into a world where everything you need is just around the corner. Nestled in a prime location, this inviting bi-level home places you minutes away from the Misericordia Hospital, the thrilling West Edmonton Mall, schools, and other amenities. Picture yourself in a home with ample space to grow and create memories: four generously sized bedrooms split evenly between the floors, an L-shaped living and dining room designed for engaging dinner conversations, and a large bathroom featuring double sinks for hassle-free mornings. The lower level boasts a vast recreational room paired with a games area, complete with built-in cabinets for your entertainment needs, and plenty of storage options, including a clever under-staircase nook and a large laundry/furnace room. Step outside from the kitchen to a welcoming deck, overlooking a serene backyard, a blossoming garden with an apple tree, and an oversized double garage. Welcome to your new beginning.

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

erick@erickyip.com  
<http://erickyip.abmls.mlxchange.com>

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000  
Fax:  
[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)