



## Edmonton Alberta

\$515,555

**\*8 BEDROOM HOME\*** with a 4-bedroom LEGAL Basement Suite! Excellent cash flow opportunity in the vibrant Ritchie neighborhood! This property offers 8 bedrooms (4 up, 4 down), 2 full bathrooms, and a fully developed legal basement with a separate entrance & second kitchen, making it ideal for amazing rental income! With quick access to the University of Alberta St.Jean Campus, Bonnie Doon Shopping Center, and the popular Ritchie Market, this location is highly desirable. The south-facing backyard features a double detached garage. This very well maintained bungalow is perfect for investors looking for a turnkey investment with long-term potential. Zoned RF3, with room for future growth! They always say LOCATION, LOCATION, LOCATION... well you got LOCATION, PRICE & IMMEDIATE CASH FLOW! (id:6769)

Bedroom 5 Measurements not available

Bedroom 6 Measurements not available

Additional bedroom Measurements not available

Bedroom Measurements not available

Second Kitchen Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bedroom 4 Measurements not available

Listing Presented By:



Originally Listed by:  
Exp Realty

**RE/MAX ELITE**

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Phone: 780-406-4000

Fax:

executive@eliterealestate.ca