



## Edmonton Alberta

\$265,000

Discover the potential in this spacious 3-storey townhouse-style condo, offering nearly 1400 sq. ft. of finished living space, including a partly finished basement. Featuring 1 bedroom and 2 full bathrooms, this home offers a unique layout with plenty of space to personalize and make your own. The bright living room showcases a cozy wood-burning fireplace, creating a welcoming atmosphere with endless possibilities. While the home could benefit from some TLC to restore it to its full potential, it presents an incredible opportunity for anyone looking to add their own style and value. Ideally situated just blocks from Edmonton's beautiful River Valley trail system and within walking distance to downtown, you'll also enjoy convenient access to parks, shopping, restaurants, schools, public transit, and all the amenities this vibrant community has to offer, with its unbeatable location, generous living space, and outstanding potential. (id:6769)

Recreation room 3.16 m X 4.45 m

Utility room 4.59 m X 3.28 m

Living room 5.77 m X 4.65 m

Dining room 2.82 m X 4.63 m

Kitchen 3.58 m X 5.24 m

Den 2.7 m X 3.22 m

Primary Bedroom 5.03 m X 4.57 m

Listing Presented By:



Originally Listed by:  
Real Broker

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