



## Edmonton Alberta

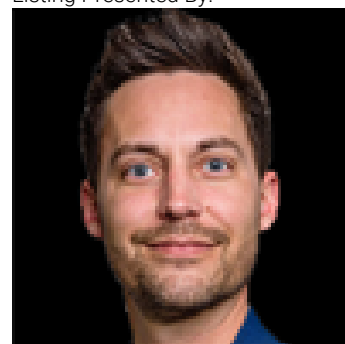
\$315,000

Welcome to this beautifully maintained half-duplex nestled in a quiet crescent. Enjoy a fully fenced, amazing backyard featuring a large concrete pad for convenient vehicle parking and a generous patio, ideal for family gatherings and outdoor entertaining. Step into a spacious living room that flows seamlessly into a large, functional kitchen. Upstairs, you'll find three comfortable bedrooms and a well-appointed bathroom, completing the upper level. The fully finished basement offers a large family room with a bar area and a dedicated laundry room. Recent upgrades include new shingles (2024) and a new hot water tank (2025). This home is within walking distance of schools, public transportation, and shopping, and is close to the Clareview Recreation Centre, with quick access to Yellowhead and Manning Drive. Make it your new home today! (id:6769)

Family room 5.64 m X 7.88 m  
Living room 4.83 m X 4.07 m  
Dining room 4.18 m X 2.06 m  
Kitchen 3.04 m X 2.02 m

Primary Bedroom 3.04 m X 4.05 m  
Bedroom 2 3.04 m X 3.42 m  
Bedroom 3 2.74 m X 3 m

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate

<http://www.look4edmontonhomes.com/>



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