



## Edmonton Alberta

\$388,800

CHECK OUT this beautiful 4 bedroom bungalow on a quiet street. 5 min walk to Mill Creek ravine trails, Minchau school, and shopping area. UPGRADED! Newer Vinyl Floors, New Kitchen, Newer Shingles, Upgraded Bathrooms & MUCH more! Lovingly cared for home & lots of yard on this corner lot. Very bright sunlit main floor with its corner windows in the main living room. New (2025) ivory/white kitchen with Gold handle hardware & Beautiful butcher block counter-tops featuring BEST of all Espresso/Coffee bar for added counter-top space & extra cabinets! KIDS & THE BIG KIDS will LOVE the Fully Finished HUGE 2nd Family room featuring its very own home theater with a pull-down screen & movie projector - Enough room for a Pool Table! The basement features lots of storage, 4th bedroom (un-finished ceiling) with Egress windows, 2nd (newly added) washroom & a spare den with animal washing facility. This home has character & is the perfect home for the first home buyer / young family! Large FENCED yard with a Fire-pit! (id:6769)

Family room 6.47 m X 5.45 m

Den 2.46 m X 2.04 m

Bedroom 4 3.28 m X 3.25 m

Laundry room Measurements not available

Living room 4.36 m X 3.81 m

Dining room 2.75 m X 1.44 m

Kitchen 4.45 m X 2.72 m

Primary Bedroom 3.37 m X 3.21 m

Bedroom 2 3.2 m X 2.44 m

Bedroom 3 3.05 m X 2.57 m

Listing Presented By:



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