



## Edmonton Alberta

\$479,786

Welcome to this warm & inviting 2 story home with double attached garage in the desirable community of Hollick Kenyon that boasts 3 bedrooms & 2.5 bathrooms. Main floor features kitchen & living room with hardwood flooring, kitchen has corner pantry, dining nook, & stainless steel appliances. The bright living room has a cozy gas fireplace with built in niches. Main floor convenient laundry & a half bath. Upstairs, you'll find a bonus room, a full bathroom, 3 bedrooms which includes the primary bedroom with a walk in closet & 4 pc ensuite bathroom. The unfinished basement is waiting to be completed with your personal touch! Only a 2 min car drive to the nearby k-9 schools & close to Anthony Henday & grocery stores, such as No Frills and Sobeys, close to public transportation. (id:6769)

Living room 4.39 m X 4.42 m

Dining room 2.88 m X 3.18 m

Kitchen 3.22 m X 3 m

Mud room 3.19 m X 1.65 m

Primary Bedroom 4.62 m X 3.94 m

Bedroom 2 3.04 m X 2.61 m

Bedroom 3 2.75 m X 3.09 m

Bonus Room 4.24 m X 5.47 m

Listing Presented By:



Originally Listed by:  
MaxWell Progressive

**RE/MAX® ELITE**

**RE/MAX Elite Sherwood Park**

#116, 150 Chippewa Rd ,  
Edmonton, Alberta,

Phone: 780-984-9399  
Fax:  
steveleddy@hotmail.com