



## Edmonton Alberta

\$399,890

Ideally located in the heart of Kameyosek, this welcoming estate home sits in a quiet cul-de-sac, just a short walk to the LRT, Grey Nuns hospital and shopping. Step inside to a bright, spacious main floor featuring a large living room vinyl flooring, a generous dining area, and newly renovated white kitchen complete with quartz counter tops. The main floor also offers three well-sized bedrooms and a 4-piece bathroom, providing comfortable living for the whole family. The basement has a large recreation room, 4th bedroom, 3-piece bathroom, and plenty of storage. Enjoy summer days in your private backyard, relaxing or entertaining on the large deck, surrounded by mature trees. The property also includes an oversized double detached garage, ideal for vehicles, projects, or extra storage. With a new roof (2025) and plenty of room to add your own finishing touches, this home is a fantastic opportunity for a savvy buyer looking to make it their own. (id:6769)

Family room 6.97 m X 3.41 m

Bedroom 4 3.55 m X 4.33 m

Living room 4.25 m X 4.57 m

Dining room 3.34 m X 2.44 m

Kitchen 3.34 m X 2.69 m

Primary Bedroom 3.18 m X 3.61 m

Bedroom 2 3.34 m X 2.74 m

Bedroom 3 3.34 m X 2.73 m

Listing Presented By:



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