



Edmonton Alberta

\$425,000

Welcome to this beautifully renovated home offering incredible income potential in a prime location near West Edmonton Mall. This 4-bedroom, 3-bathroom property features a legal suite and is already cash-flowing with two reliable tenants in place, making it a rare turnkey opportunity for investors or owner-occupiers looking to offset their mortgage from day one. Freshly updated throughout, the home showcases modern finishes and thoughtful upgrades that make it truly move-in ready. The oversized double garage, complete with a garage heater, adds year-round comfort and function, while the legal suite offers a separate, self-contained living space ideal for extended family or continued rental income. With easy access to major highways, public transit, and top-rated schools, this location keeps rental demand strong and consistent. Beautifully finished and thoughtfully upgraded, this is the kind of income property that doesn't come up often. (id:6769)

Bedroom 3 3.3 m X 3.33 m

Bedroom 4 3.32 m X 2.61 m

Storage 2.1 m X 1.58 m

Living room 4.43 m X 4.01 m

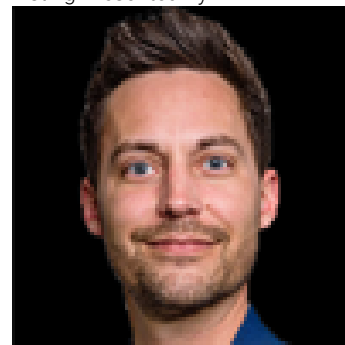
Dining room 2.83 m X 3.7 m

Kitchen 3.67 m X 3.06 m

Primary Bedroom 3.74 m X 3.96 m

Bedroom 2 3.63 m X 2.93 m

Listing Presented By:



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