



**Edmonton Alberta**

Kilkenny

**\$130,000**



Welcome to this beautifully laid-out main floor apartment in Londonderry Heights! Offering 3 bedrooms and 1.5 bathrooms, this spacious unit is perfect for first-time buyers, downsizers, or savvy investors looking for a strong rental opportunity. Step inside to a large, open living room that welcomes you with plenty of space to relax or entertain. The functional galley kitchen provides efficient prep space and flows seamlessly into the dining area. The primary bedroom features its own private ensuite and a generous walk-in closet, while two additional bedrooms offer flexibility for family, guests, or a home office. You'll also appreciate the convenience of in-unit storage and same-floor laundry located right next door. Enjoy the ease of main floor living with patio access to a grassy area just outside. Situated within walking distance to Londonderry Mall, schools, parks, transit, and all major amenities, this location offers unbeatable convenience. A fantastic opportunity you won't want to miss! (id:6769)

**Sunny Baraich**

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