



## Edmonton Alberta

Delwood

# \$322,900



Fantastic opportunity for a first time buyer or investor! This well-maintained 1,046 sq ft original bungalow in the heart of Delwood has been lovingly owned by the same family for almost 50 years, and offers pride of ownership and incredible potential. The main floor features three spacious bedrooms, a bright living and dining room, and an updated 4-piece bathroom. Newer windows bring in plenty of natural light while improving efficiency. With its own separate entrance, the partially finished basement adds valuable living space with a 4th bedroom, 2nd bathroom, and room to further develop to suit your needs. The large back yard is ideal for entertaining and gardening. Situated close to schools, parks, shopping, and transit, this solid home is perfect for families, investors, or buyers looking to personalize a classic property in an established neighbourhood. (id:6769)

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