



## Edmonton Alberta

\$399,900

ENJOY THE BENEFITS. Located in the heart of LITTLE ITALY on a quiet tree lined street, this GORGEOUS 4 Bed, 3.5 Bath home is walking distance to Spinellis Bar Italia, Giovanni Caboto Park & Stadium LRT with easy access to public transportation, THE ICE DISTRICT and the DOWNTOWN core. This newly renovated home features a modern kitchen with newly refaced cabinetry, newer stainless steel appliances, hardwood floors, new carpet and is freshly painted throughout. Equally impressive is the beautifully finished basement offering additional living space for your family including a 4th bedroom with a 3 piece ensuite, a family room, storage & laundry. Complete with a fully fenced in yard with a parking pad and garden shed. OPPORTUNITY KNOCKS! (id:6769)

Family room 4.46 m X 4.1 m

Bedroom 4 3.16 m X 2.85 m

Living room 5.26 m X 4.25 m

Dining room 3.42 m X 3.02 m

Kitchen 3.18 m X 3.02 m

Primary Bedroom 3.54 m X 3.47 m

Bedroom 2 3.46 m X 2.81 m

Bedroom 3 2.88 m X 3.32 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.jennynarine.ca/>



Royal

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