



## Edmonton Alberta

\$408,800

Stunning MOVE IN READY 3 bed/2.5 bath HALF DUPLEX in the desirable & family friendly neighborhood of Allard. BRAND NEW CARPET AND FLOORING IN UPSTAIRS BATHROOMS! Beautiful stone work & designer siding colors on the exterior. Main floor features a bright & sunny open concept layout & laminate floors. Functional kitchen includes an island w/ eating bar, tons of storage space, quartz countertops, sleek ceiling-height white cabinets, subway tile backsplash & stainless steel appliances. Dining nook steps out onto a deck & a generously sized South-East facing yard - perfect for the kids to play or relaxing summer evenings! Upstairs you'll find a spacious primary bedroom w/ 3 pc ensuite bathroom. Two other well-sized bedrooms, a full 4-pc bathroom & laundry room complete the upper level. Attached garage for added security & convenience. Steps to pond/wetland, green space, walking trails, shopping and schools. Easy access to the QE II hwy, Anthony Henday, EIA, transit & South Edmonton Common. (id:6769)

Living room 4.63 m X 3.23 m

Kitchen 3.08 m X 2.62 m

Breakfast 2.71 m X 2.59 m

Primary Bedroom 4.05 m X 3.38 m

Bedroom 2 3.32 m X 2.74 m

Bedroom 3 4.02 m X 2.96 m

Laundry room Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.alangee.com/>



Royal

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