



## Edmonton Alberta

\$525,000

This investor-ready, recently renovated bungalow sits on a huge corner lot in one of Edmonton's strongest rental areas. Featuring 2 legal self-contained suites, this turnkey property offers excellent income potential with long-term tenants who are happy to stay. The bright upper suite features an open-concept layout with a large kitchen, dining area, 3 bedrooms and a full bath, while the lower legal suite offers a generous kitchen, dining area, 2 bedrooms, a full bath, and plenty of storage space. Each suite has its own private entrance, separate in-suite laundry. The oversized double garage is rented separately, creating additional cash flow. Whether you're looking to expand your portfolio or purchase your first investment property, this professionally set up rental offers a rare combination of strong revenue, quality tenants, and a prime location close to schools, transit, shopping, and amenities. A true turnkey investment in an established southeast Edmonton neighbourhood. (id:6769)

Bedroom 4 3.23 m X 4.08 m

Bedroom 5 2.9 m X 3.39 m

Second Kitchen 3.52 m X 4.88 m

Living room 4.27 m X 4.57 m

Kitchen 3.44 m X 5.25 m

Primary Bedroom 3.17 m X 3.6 m

Bedroom 2 3.35 m X 2.71 m

Bedroom 3 3.37 m X 2.73 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.jimdhillon.eliterealestat.e.ca/>



Royal

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna,  
BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com

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