



## Sherwood Park Alberta

\$525,000

Welcome to this EXTREMELY Well Kept INCOME GENERATING Property with a LEGAL BASEMENT SUITE in the Heart of Sherwood Park. This Fully Renovated Raised Bungalow Sits on a 7546 Sq Ft lot backing onto GREEN SPACE. The main floor consists of a Living Area, Kitchen, 2 Bedrooms, A Den, Full bath and a Laundry room. The legal Basement Suite comes with 1 oversized spacious Bedroom, Kitchen, Family Room, Dining area and Laundry/ Mechanical Room. The upgrades include SS Appliances, CERAMIC TILE Flooring, Cabinets upto the Ceiling, QUARTZ COUNTERTOPS with Undermount Sinks, 2 Furnaces, Oversized Detached Heated Garage with dimensions 22 X 24. The house offers big backyard to enjoy lovely Summers and gorgeous matured Trees in the front yard. The Property is also an Investors Dream generating positive cash flow with Upstairs rented out for \$2,040 plus Part utilities and Basement Short term rented out via Airbnb generating roughly \$1,800 every month (id:6769)

Family room Measurements not available

Bedroom 3 Measurements not available

Second Kitchen Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Den Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://parveen.ca/>



Royal

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