



## Edmonton Alberta

\$361,800

Bright, modern & spacious 3 bed/2.5 bath townhouse w/ double attached garage in the desirable Walker neighborhood. Approx 1450 sf total living space. Perfect for 1st time home owners or investors! Main floor features 9' ceilings, vinyl plank floors & a roomy living room filled with natural light from the large South facing window. Kitchen offers a functional layout, stainless steel appliances, quartz countertops, tons of counter space, walk-in pantry, eating bar, & built in desk. Upper level also has 9' ceilings & large primary bedrm w/ 3pc ensuite & walk in closet. Two other well sized bedrms, 4pc main bath & laundry complete this level. Lower level flex room is perfect for an office, play rm, exercise area, or extra storage space! Energy-efficient mechanical including HRV & tankless hot water for a lower utility bill. This well maintained complex offers visitor parking and nearby walking trails & lake. Conveniently close to shopping, schools & public transit. Quick access to commuter routes incl Henday (id:6769)

Living room 3.69 m X 3.38 m

Kitchen 4.24 m X 3.26 m

Breakfast 4.69 m X 2.23 m

Primary Bedroom 3.93 m X 3.6 m

Bedroom 2 3.35 m X 2.99 m

Bedroom 3 2.8 m X 2.77 m

Laundry room Measurements not available

Listing Presented By:



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**Royal LePage Locations West Realty**

484 Main Street , Penticton, BC,

Phone: 250-493-2244  
tammykozari@gmail.com

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