



## Edmonton Alberta

\$535,000

Excellent Greenfield location just a short walk to top rated public & Catholic schools, including French immersion & within easy access to Southgate, LRT, U of A & hospitals. Walk to nearby shops! This impeccable 3 bedroom bungalow is situated on a QUIET street near the community playground & spray park. Beautiful original hardwood floors in LR/DR & hallway. Major renovations in the past five years include triple pane All Weather Windows, Hardie Board siding on the front of the house, light fixtures, new kitchen with white cabinets, quartz counters, appliances, updated bathrooms, also with quartz counters. The home has been tastefully decorated in a light shade of grey. Excellent basement development with a recreation room, gas fireplace, second kitchen, 4 pce bath, bedroom, laundry & plenty of storage. Large yard, perfect for kids & pets. The single detached garage with an attached carport could be closed in & converted into a double garage. Just right for newlyweds or a young family! Don't miss it! (id:6769)

Bedroom 4 4.39 m X 3.05 m

Recreation room 4.88 m X 5.96 m

Second Kitchen Measurements not available

Storage Measurements not available

Living room 4.05 m X 5.99 m

Dining room 3.12 m X 2.49 m

Kitchen 4.19 m X 4.47 m

Primary Bedroom 4.18 m X 3.26 m

Bedroom 2 3.63 m X 2.97 m

Bedroom 3 3.63 m X 2.82 m

Listing Presented By:



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