

\$374,000 - 7807 36 Av Nw, Edmonton

MLS® #E4460918

\$374,000

5 Bedroom, 2.00 Bathroom, 948 sqft

Single Family

Richfield, Edmonton, Alberta

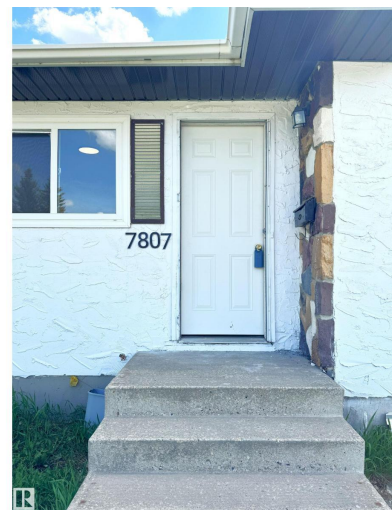
Investor Alert! Fully renovated half duplex bungalow in Lee Ridge, Mill Woodsâ€”perfect for first-time buyers or savvy investors. Rare opportunity for a visionary developer. Sitting on a (5,000 sq ft) lot, this home features 5 bedrooms and 6-8 parking stalls. The main floor includes 3 bedrooms, a full bath, a bright living room, an updated kitchen with new appliances, and laundry. The fully finished basement has a separate entrance, 2 bedrooms, a second kitchen, second laundry, and living spaceâ€”ideal for a nanny or in-law suite. Recent upgrades include new flooring, paint, kitchens, and bathrooms. Walking distance to schools, parks, shopping, and transit. A must-see investment property (id:6289)

Built in 1972

Essential Information

Listing #	E4460918
Price	\$374,000
Bedrooms	5
Bathrooms	2.00
Square Footage	948
Year Built	1972
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information



Address	7807 36 Av Nw
Subdivision	Richfield
City	Edmonton
Province	Alberta
Postal Code	T6K0C5

Amenities

Amenities	Airport, Golf Course, Playground, Public Transit, Schools, Shopping
Features	Corner Site, Flat site, Exterior Walls- 2x6"
Parking	See Remarks, Stall

Interior

Appliances	Dryer, Washer/Dryer Stack-Up, Washer, Refrigerator, Two stoves
Heating	Forced air
# of Stories	1
Has Basement	Yes

Listing Details

Listing Office	Century 21 Signature Realty
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