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MLS®# C4210042



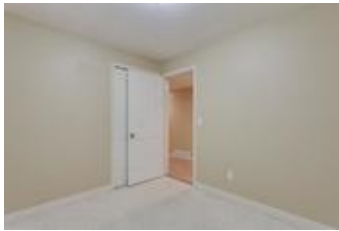
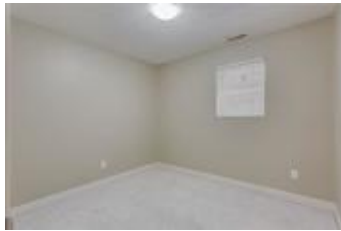
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Property Value	\$369,000
Type	Duplex
Style	Bungalow
Basement	Full
Parking	1
Year Built	2000
Living Area	915 sq.ft.
Lot Frontage	24.97 ft
Lot Size Area	3,003.13 sq.ft.
Bedrooms	4
Bathrooms	2 full & 1 half

## Description

RARE opportunity to own a modern home in this area. PERFECT for first time owner or investor. Albert Park is in a renaissance period of redevelopment and has been called the next Bridgeland! Updated kitchen, new carpets and windows. Huge master bedroom with WIC and ensuite. Major maintenance items have been taken care of so you can live and own it worry-free. New roof, water heater, fence, landscaping. Nothing needed, just move in! Walkout basement is developed into a comfy and bright 2 br illegal suite so you can boost your income. Double garage and cozy private yard with a BREATHTAKING view of the city and mountains. 2 minute walk to Franklin or Max Bell LRT, 5 minute drive to downtown. Don't miss out! Get in now while this community is still affordable.





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