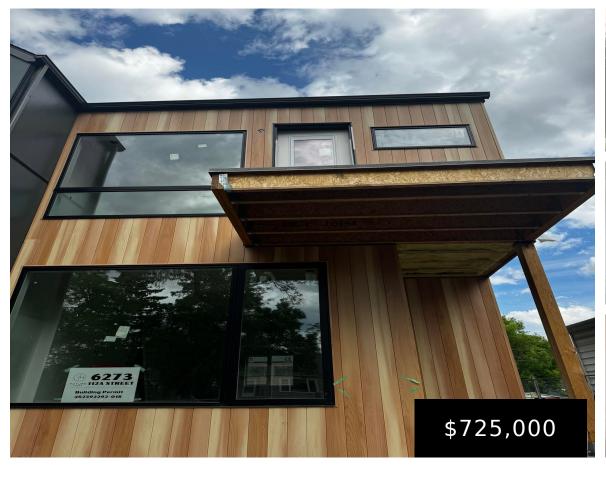
#### 6273 112A ST NW EDMONTON AB T6H 3K4 E4394668

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6273 112A ST NW, Edmonton, AB, T6H 3K4



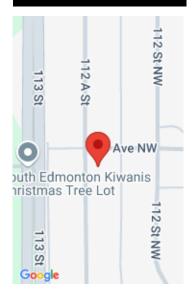






AMAZING Parkallen MODERN / NEW Half-Duplex. Stunning design with a balcony off your Primary Bedroom! Plus, one has either a 1 bedroom plus a den or 2-bedroom – legal – basement – with 9' ceilings! – suite – with to generate revenue. The revenue potential – being this close to the U of A – [...]

- 4 beds
- 4 baths
- Duplex
- Residential
- 1493.51 sq ft





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Address: 3018 Calgary Trail NW, Edmonton, Alberta T6J6V4

### **Basics**

Category: Residential **Type:** Duplex

Date added: Added 5 months ago Bedrooms: 4 beds

Floors: 3 floors Bathrooms: 4 baths

Land Size: 265.57 m<sup>2</sup> Year built: 2023

MLS ID: E4394668 BathroomsFull: 3

## **Building Details**

**Architectural Style:** 2 Storey Parking Features: Double Garage Detached

**Exterior Features:** Back Lane, Partially Flooring: Non-Ceramic Tile, Vinyl Plank

Landscaped, Public Transportation,

Schools, Shopping Nearby

**Roof:** Asphalt Shingles **Community Features:** Carbon Monoxide Detectors, Ceiling 10 ft., Ceiling 9 ft., Detectors Smoke, Hot Water

Natural Gas, No Animal Home, No Smoking Home, Vinyl Windows, Infill Property, HRV System, Natural

Gas

Gas BBQ Hookup, 9 ft. Basement Ceiling

RoomType: LivingRoom, DiningRoom,

Kitchen

## **Amenities & Features**

Appliances: Appliances Negotiable, Dishwasher-Built-In, Garage Control, Garage Opener, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Builder Appliance Credit

Control. See Remarks

Heating: Forced Air-2, Natural

Amenities: 1 Fireplace Features: Remote

## **Nearby Schools**



Address: 3018 Calgary Trail NW, Edmonton, Alberta T6J6V4

**Elementary School:** Parkallen School High School: Strathcona School

Middle Or Junior School: McKernan School

# Listed by

**List Agent:** Jeffrey Scott List Office Name: RE/MAX River City

