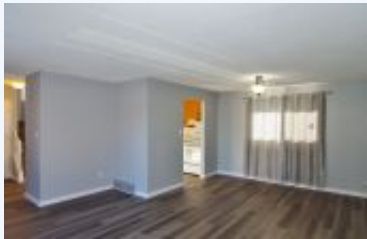


4 OUT OF 5 DENTISTS AGREE: THIS SHOULD BE YOUR NEW HOME!

For rent. \$ 1,295.00



5605 - 119 Avenue NW, Edmonton, T5W 1J1, Alberta, Newton

This lovely 3-bedroom home in a quiet family neighbourhood is waiting for you.

Your guests will be impressed with your 3-Bedroom, main floor suite in an up/down duplex. Pride of ownership shows and a caring landlord makes all the difference. Beautifully-renovated with open concept. Newer paint & drapes throughout in welcoming colours will make you feel at home. Gorgeous new luxury vinyl plank flooring and in-suite laundry will make housekeeping a breeze. The large, bright kitchen has plenty of space to prepare treats for entertaining in your beautiful dining room, and the living an dining area is gigantic. Spacious, bright bedrooms with new windows will keep you comfortable all year. The upgraded insulation and a high efficiency furnace will save you money on utilities. You will feel secure in this quiet, safe neighbourhood which has easy access to Yellowhead, Manning Freeway, & Gretzky Drive. On several bus routes and only minutes to the LRT. Shopping, schools, & playgrounds nearby. A short walk to the river valley & Highlands Golf Course. Utilities are extra, but we would be happy to arrange utilities-included rent. The double attached garage is also available for rent. Pets will be considered. Biweekly rent is also available -- coordinate rent to your payday! Posted rent includes Prompt-pay discount. Call today before it's gone!

BASE INFORMATION:

Bed	: 3
Bath	: 1

LAND INFORMATION:

Square feet	: 1150
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BUILDING INFORMATION:

Number of Floors	: 2
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CONVENIENCE:

- Appliance Amenities:** Refrigerator,Range/Oven,Dishwasher,
Energy Savings Amenities: Gas Hot Water,
Exterior Amenities: Open Deck,Garage,Fruit Trees,Exterior Lighting,
Landscape Amenities: Washer/Dryer,Lawn,Landscaping,