



## Edmonton Alberta

\$1,450,000

This lovingly maintained property offers a rare combination of privacy, nature, and a functional layout. Backing directly onto a wooded ravine in Westbrook Estates, this 2,200-square-foot two-story home sits on an expansive 12,000-square-foot lot. The main floor features new flooring throughout and a newly redesigned kitchen with new cabinets and plumbing fixtures. The bright family room anchors the main level with a wood-burning fireplace and patio doors leading to an oversized deck with ravine views. Upstairs holds four bedrooms while the fully finished basement provides excellent additional living space. This lower level includes a large fifth bedroom, a four-piece bathroom, a recreation/games area, and a second fireplace. A fantastic opportunity to own a well-loved home in a prime neighborhood. (id:6769)

Recreation room 5.42 m X 8.79 m

Office 3.05 m X 4.41 m

Living room 4.02 m X 6.45 m

Dining room 3.75 m X 4.01 m

Kitchen 4.51 m X 4.53 m

Family room 4.28 m X 5.05 m

Primary Bedroom 3.41 m X 5.11 m

Bedroom 2 3.12 m X 3.16 m

Bedroom 3 2.75 m X 3.65 m

Bedroom 4 3.01 m X 4.72 m

Listing Presented By:



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