



# 1367 117 Edmonton AB

\$572,000

Welcome to Rutherford, one of Edmonton's premier southwest family communities! This home is a true gem, featuring 3 bedrooms and 3.5 bathrooms, thoughtfully designed for comfortable living, including a fully finished basement and a double attached garage. The kitchen offers ample cupboard space, a large pantry, an island with a breakfast bar, and a cozy gas fireplace in the living area. The breakfast nook leads to a spacious two-level patio deck overlooking a beautifully landscaped backyard with a built-in pond--ideal for gatherings and summer BBQs. The master suite features a walk-in closet and a generous 3-piece bath with a shower. The upper level has a spacious room, originally two separate rooms, along with a 4-piece bathroom. The finished basement includes an additional bedroom, a small bar, and a recreational area. With convenient access to parks and all the amenities Rutherford has to offer, this home is a must-see!

Listing Presented By:



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