



1440 37A Avenue Edmonton AB

\$579,000

2-KITCHEN & 2 gas fireplaces, 9' ceilings in the PROFESSIONALLY FINISHED BASEMENT entrance via garage!

Located on a quiet cul-de-sac in TAMARACK, this well-maintained 3+ 1 Bed home is sure to impress.

Highlights include an open floor plan, stainless steel appliances, tankless hot water heater, built-in-speakers, central vacuum system, Gemstone permanent exterior decorative lighting system (Wi-Fi enabled with app controls), instant hot water tap in kitchen, CENTRAL AIR CONDITIONING & a water softener to name a few.

Walking through you'll appreciate the warmth that this family friendly home has to offer. Complete with an OVERSIZED DOUBLE GARAGE, 2-tiered deck with a gazebo and HOT TUB (with a Saltron saltwater purification system) and plenty of yard space for the kids to roam. Steps to A. Blair McPherson School, playground & shopping. Easy access to Anthony Henday & Whitemud Drive. WE INVITE YOU TO MAKE YOUR MOVE.

Listing Presented By:



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