



## 1836 22 Street Edmonton AB

\$949,900

**\*\* TWO BASEMENT FULLY FINISHED (2 Bed LEGAL SUITE and Bachelor option) and Dura DECK COVERED BALCONY \*\*** House includes FULL LANDSCAPING, BLINDS and HIGH END APPLIANCES. Custom-built home almost 3600 + sqft. of living space, featuring an attached DOUBLE garage in LAUREL and a SEPARATE entrance to a fully FINISHED Basement. This property has DUAL Master bedrooms, with walk-in CLOSETS and their own 5pc and 4pc ensuites. The main floor boasts DUAL Living areas with an open-to-above ceiling, an electric fireplace, 9ft ceilings, ceramic tiles, and Carpet. The expansive Kitchen includes an OVERSIZED Island, a SPICE Kitchen with a gas cooktop, a pantry, stainless steel appliances, and granite/quartz countertops, plus a dining area with easy access to the deck. Located near essential amenities such as Grocery stores, Daycares, School, Restaurants, perfectly situated for your lifestyle needs.

Listing Presented By:



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