



## 2216 STAN WATERS Avenue Edmonton AB

\$879,900

Welcome to this exquisite and charming home in the prestigious community of Griesbach. With a GARAGE SUITE, IN-LAW SUITE, and an attached TRIPLE garage, this home is perfect for multi-generational families or investors. In total there are 5 bedrooms. The one bedroom garage suite has a full size kitchen, stainless steel appliances, in suite laundry, and separate entrance. It is perfect for rental income, small business space, or nanny/in-law suite. The main house features 9' ceilings, kitchen cabinets to the ceiling, stainless steel appliances, granite countertops, and a FULLY FINISHED BASEMENT (can be used for nanny/in-law). The home includes gas fireplace, central AC, water softener, and built in vacuum. With outdoor decks, gas BBQ hookup, gazebo, artificial turf and brick patio, the front and back yards are maintenance free. This home is walking distance to neighbourhood nature trails, parks, elementary school, grocery stores, and shopping mall.

Listing Presented By:



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