



## 327 TWIN BROOKS Drive Edmonton AB

\$1,249,500

Beautifully upgraded former Ace Lange showhome available on prestigious Twin Brooks Drive! Over \$300,000 in renovations to this 3400+ sqft 2-storey walk-out, which sits upon a very secluded 10,000+ sqft lot backing Blackmud Creek Ravine. As you walk in the front door you will certainly be impressed. The main floor features an absolutely gorgeous kitchen, cozy family room w/stone fireplace, formal living/dining areas, den/office and laundry/mudroom. Upstairs you will find 4 total bedrooms, including the enormous primary suite w/spa like 5-pc ensuite, walk-in closet, and additional 5-pc bathroom. The fully finished lower level boasts a 5th bedroom, 3-pc bath, enormous rec area, full wet bar, TV area with custom built-in, and access to your covered patio.

Recent improvements include: windows, roof, furnace/ac, hwt, kitchen, appliances, bathrooms, flooring, paint, fixtures, landscaping, and more. Located close to schools, shopping, and all other amenities. Great opportunity in a great family area!

Listing Presented By:



Originally Listed by:  
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