



3314 WATSON Bay Edmonton AB

\$1,600,000

This stunning luxurious smart home offers over 5800sq/ft of living space. Situated on a LGE pie lot, w/a SW facing backyard & backs onto a walking trail. Tucked away in a quiet exclusive Cul de Sac of Estate homes. The tranquil LR offers high ceilings, modern FP, breathtaking feature wall, & LGE windows. A gourmet kitchen w/ Granite & Carrera marble, SubZero APLS, Wolf range w/ griddle, 2 OVN's, Miele DW & coffee machine w/a built in warming drawer. Plus a walk-thru pantry w/a dual zone Subzero wine FRIG. Entertain in the nook area that opens onto a gas heated balcony. The upper FLR has 4 BEDRMS 1 "Jack & Jill" BTHRM & 2 ensuite's. Wake up in a spacious MSTR BEDRM with a balcony & dual walk-in closets. The spa like ensuite has a soaker massage tub, heated tiled BTHROM FLRS, & 8 shower heads. A Walkout basement w/ high ceilings, LGE windows, heated FLRS & a wet bar w/a built in Miele coffee machine & an integrated SubZero FRIG. Boasting a 4 car tandem GRG, 2 A/C, MULTIRM audio & video. Pvt leisure access.

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