



403 40 Avenue Edmonton AB

\$485,000

Welcome to this stunning half duplex in the vibrant Maple community. This 4-level split offers 1,589 sq. ft. of versatile living space w/ 4 bedrooms, 3.5 baths, attached double garage & a fully finished basement. The main floor showcases an open-concept design w/ a spacious kitchen & dining nook, boasting maple cabinetry, quartz countertops w/an undermount sink, a peninsula w/ eating bar, full-height backsplash & stainless steel appliances. The expansive living room, ideal for entertaining, is complemented by a linear electric fireplace w/ a stylish feature wall. Upstairs, the second floor offers a large master suite w/ a walk-in closet & en-suite, two additional bedrooms, a 4-piece bath & a bonus room above the garage. The finished basement adds extra living space w/ a fourth bedroom, a bathroom, laundry & family room. Outside, enjoy the south-facing yard, a deck & a fully landscaped, fenced yard. Conveniently located near Henday, Whitemud, playgrounds & scenic walking trails - this is the perfect home!

Listing Presented By:



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