



9,520  
SQFT LOT

## 4816 KNIGHT Crescent Edmonton AB

\$699,000

Premium Lot w/North Saskatchewan Rivervalley Views: Situated on a 9,500+sqft premium lot this property offers beautiful river views, with gate access from back fence to future walking path makes your backyard steps from the North Saskatchewan River. Architectural Excellence: This lot comes with Boss Design plans for a modern bungalow w/loft 2,839 sqft (above grade) (developer approved and permit secured), 4 car garage (possibly 5 w/lift), upper back faces the river, the basement has been designed for living and fitness, with 2bedrooms. OR Build to suit. The lot has an upgraded wire and is ready for 400 Amp Service, ensuring seamless modern living, ready for more than one electric vehicle, the 400amp service can handle steam shower, double wall ovens, electric cars, hot tub, etc. Refundable deposits due on closing are: \$2500 for landscaping and \$7500 for security.

Listing Presented By:



Originally Listed by:

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