

## 5222 38 Avenue Gibbons AB

Welcome to this beautifully maintained 2-storey home in Gibbons, offering a perfect blend of comfort and style. The main floor features a cozy family room with a gas fireplace and gleaming hardwood floors. The chef-inspired kitchen boasts elegant granite countertops, ample counter space, and a convenient walk-through pantry. A half-bath is located off the mudroom, with direct access to the attached garage. Upstairs, you'll find a spacious master bedroom with a walk-in closet and a private 4-piece ensuite. Two additional well-sized bedrooms share another full bathroom, and there's a convenient upstairs laundry area. The partially finished basement includes a large family room and a fourth bedroom--ideal for guests or extra living space. Enjoy an oversized 24x24 garage, a fully fenced backyard with a large deck, and the comfort of central air conditioning. This home is ready for you to move in and enjoy.



Originally Listed by: Front Door Real Estate

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